



# Property Management

Walden Shores Homeowners Association

Naples, Florida

## Minutes of a Regular Meeting of the Board of Directors

Walden Shores Homeowners Association

Held on Tuesday, July 23, 2002

A regular meeting of the Board of Directors of Walden Shores Homeowners Association was held at 7:00pm at the Walden Oaks Clubhouse.

DIRECTORS PRESENT: Irene Bretzlaff  
Harold Kollman  
Jocelyn LaRochelle

DIRECTORS ABSENT: Bruce McLaren  
Ronald Brookbank

ALSO PRESENT: David P. Thompson, R & P Property Management  
Several unit owners

### CALL TO ORDER

Noting that a quorum was established, the meeting was called to order at 7:00 pm by Irene Bretzlaff.

### PROOF OF NOTICE

Notice of the meeting was posted and mailed in accordance with Florida State Statutes.

### REVIEW OF MINUTES

A reading of the previous minutes was made by David Thompson and accepted as read.

### TREASURER'S REPORT

The Treasurer's Report was waived.

### OLD BUSINESS

#### Lawn Service

- a) Harold Kollman motioned to approve the new landscape contract as presented. Jocelyn LaRochelle seconded the motion, and it passed unanimously.

- b) Additionally, the Board informed the residents that all questions with regard to landscaping modifications, additions or improvements shall go through Harold Kollman.
- c) The trees by the lake - the landscaping company will get a proposal with regard to trimming the trees by the lake.
- d) The price of the contract with the landscaping company escalated from \$5,800 to \$6,100 per month.
- e) Palm Trees - Landscaping company will get a proposal to trim palm trees.
- f) Sago Palms - Due to a mold problem throughout Naples, many of the sago palms are diseased. The landscaping company will get a proposal with regard to putting in Ixoras in place of damaged sagos.

### **Special Thanks**

Thanks go to the following individuals:

- 1. John Barrett for installing the new floodlight at Walden Shores.
- 2. Lois Jones for posting notices of the meeting on the mailbox.

### **NEW BUSINESS**

#### **Mailbox Post Painting**

Vic's Painting gave a proposal for \$2,265 to paint all mailbox posts in Walden Shores. After a review of the Documents of Walden Shores, the Board has determined that it is the residents' responsibility to maintain mailboxes and the Board advised residents who were present that, should their mailbox be in a dilapidated condition, they should have it repaired as soon as possible.

#### **Sale and Lease Application**

Harold Kollman motioned to conduct a personal interview for all sales and rentals, and increase the application fee to \$100. Jocelyn LaRochelle seconded the motion, and the motion passed unanimously.

#### **Basketball Hoops and Dogs in Excess of 25 lbs.**

Letters will be written to all violators with regard to the new basketball hoop rules at Walden Oaks Master Association. The president of Walden Shores will provide R & P Property Management with a list with regard to said violators.



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**Unit Owner Question and Answer**

It was brought up during the meeting that people are parking in the driveways of their neighbors when those neighbors are out of town. The Board advised the residents that there is no parking on the grass and no unit owner can park in the neighbor's driveway without written permission from said owner.

**ADJOURNMENT**

With no further business to conduct, the motion was made to adjourn the meeting. The motion was seconded and passed unanimously. The meeting adjourned at 8:17 pm.

Respectfully submitted,



David Thompson  
Association Manager  
Secretary

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