



Property Management

Walden Shores Homeowners Association

Naples, Florida

Minutes of a Meeting of the Board of Directors
Walden Shores Homeowners Association
Held on Thursday, January 9, 2003

A regular meeting of the Board of Directors of Walden Shores Homeowners Association was held at 7:00pm on Thursday, January 9, 2003, at the Walden Oaks Clubhouse.

DIRECTORS PRESENT: Irene Bretzlaff
Ronald Brookbank
Terry Ellison
Bruce McLaren

DIRECTORS ABSENT: Jocelyn LaRochelle

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 7:06 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

A reading of the Treasurer's Report was waived.

NEW BUSINESS

Plant Replacement

During discussions regarding plant replacement, it was noted that Walden Shores needs to establish a program and a committee to research landscaping and plant replacement.

265 Airport Road South • Naples, FL 34104-3518 • (239) 643-3353 • FAX (239) 643-5949 Web Site:
www.R-P-PropertyManagement.com • Email: rpprop@att.net

Landscaping Contract

Commercial Landscaping has proposed an increase for calendar year 2003 for the contract. This proposed increase prompted R & P Property Management to ask for a second bid in order to clarify the validity of the price increase from Commercial Landscaping. R & P Property Management contacted Juarez Lawn Care, who offered a price of \$5,040.00 per month, for essentially the same contract specifications that Commercial has been performing. This price from Juarez is substantially less than the proposed Commercial contract. Terry Ellison motioned to continue with the services of Commercial Landscaping. Due to a lack of a seconding of the motion, the motion failed. Bruce McLaren then motioned to table this issue to a later date.

ADJOURNMENT

With no further business to conduct, the motion was made to adjourn the meeting. The motion was seconded and passed unanimously.

Respectfully submitted,

David Thompson _____
Association Manager

Secretary