

**Walden Shores
Property Owners' Association, Inc
Meeting Minutes of the Board of Directors**

Date: May 14, 2019
Time: 4:00 p.m.
Location: Walden Oaks Clubhouse, Naples, Florida

Directors present: Allen Butler, Bruce McLaren Herb Diabo, James Calamari, Jocelyne Larochelle

Also Present: Deb Swinderman from Abiility Management Company, and several owners.

Call to order: President James Calamari called the meeting to order at 4:01 p.m.

Certifying Quorum for Directors: A quorum was established.

Proof of Notice: Notice of the meeting and Agenda was posted on May 9th 2019 in accordance with Florida Statutes.

Allen then presented the Treasurer's report thru February 2019. As of March 31, 2019, the Operating Account: \$29,774, Reserves: \$146,323 and no delinquent dues. Complete report is attached:

Landscape Committee: Juarez seems to have trouble catching up with the community, but the committee encourages owners to have patience. Presently waiting on better plants to come in, to plant around the trees, next week the hard cut on bushes is scheduled. Management will get quotes for tree trimming, remove palm tree at 7059 that is leaning, and trim tree behind unit 7083. Also, management will request more detail of sprinkler repairs, and how they are damaged.

Other Business: Discussion of various violations throughout the community, renters having pets, leaving trash cans out. To better enforce the rules, the BOD is asking for volunteers to serve on an Appeals Committee. Deb will set up meeting with Attorney Robert Murrell to discuss a solution to move forward with the roofing concerns

Next meeting: The next Board meeting shall be held on September 10, 2019 at 4PM.

Adjourn: *Herb Diabo motioned to adjourn the meeting, Bruce McLaren seconded the motion, all approved.* The meeting was adjourned at 5:17 p.m.

Submitted by: Deb Swinderman CAM Ability Management