

Coco Wood Lakes Association, Inc.
Regular Board Meeting
Monday, November 22, 2021

The meeting was called to order at 7:00 PM by President, Marianne Regan.

In attendance were Marianne Regan and Deborah Ulrich. Bruce Richard, Roger Shaw and Sandy Steinberg were in attendance by telephone conference. Jon Gutmacher and Anita Brown were absent. Atlantic|Pacific Management was represented by Judy Dandy, Regional Manager, and Kristine Russo Diaz, Property Manager.

In attendance were 12 homeowners.

A quorum of the Board of Directors was established and the meeting notice posted in accordance with Florida Statutes.

Pledge of Allegiance was recited.

Minutes

October 25, 2021 meeting minutes and the November 2, 2021 meeting minutes were not read.

Roger Shaw made a motion to approve the October 25, 2021 minutes, seconded by Sandy Steinberg.

Motion carried.

Roger Shaw made a motion to approve the November 2, 2021 minutes, seconded by Deborah Ulrich.

Motion carried.

Manager's Report

Kristine reported that the Men's room exterior door was repaired, the theater door handle was repaired, the leaking spa pipe was repaired, and the broken TV in the gym was replaced. We are investigating a roof leak in the clubhouse, working on resolving the repairs to the treadmills and rower machine, cleaned the dirty pavers under the cabana and will begin fixing the broken or missing pavers around the clubhouse.

Treasurer's Report

No report was given

Secretary's Report

Sandy Steinberg reported that we recently welcomed 2 new owners and we will be welcoming another new owner by the end of this month. She also reported the recent pending sale on Hitchin Post.

Committee Reports

ARC Committee – Marianne Regan read the committee report. Motion made by Sandy Steinberg to ratify the decisions of the ARC on November 9, 2021, seconded by Deborah Ulrich, motion carried.

Old Business

New Business

Bruce Richard made a motion to approve the use of Reliance Management and Consulting, LLC. as the Election Monitor for 2022, seconded by Roger Shaw. Motion carried.

Bruce Richard made a motion to accept the proposal for the Spirit Fitness XT685 Commercial Treadmill from Fitness Equipment Headquarters, seconded by Sandy Steinberg. Motion carried.

Adjournment

Marianne Regan made a motion to adjourn the meeting at 7:15 PM. Seconded by Deborah Ulrich.
Motion Carried.
Reconvened at 7:20.

Marianne Regan made a motion to adjourn the meeting at 7:34 PM. Seconded by Deborah Ulrich.
Motion Carried.
Reconvened at 7:35.

Bruce Richard made a motion to adjourn the meeting at 7:36 PM. Seconded by Deborah Ulrich. Motion carried.

Respectfully submitted,


Sandy Steinberg, Secretary