

PELICAN LANDING CONDOMINIUM ASSOCIATION
of CHARLOTTE COUNTY, INC.
(A not-for-profit corporation)

BOARD OF DIRECTORS MEETING
Wednesday, October 26, 2022, at 9:00 a.m.

APPROVED

CALL TO ORDER: Heidi Kristensen, President called meeting to order at 9:00 a.m.

PROOF OF NOTICE: Colleen Fletcher, CAM from Sunstate Management affirmed that Proof of Notice of the meeting was made in accordance with the Bylaws of the Association and Florida Statute.

BOARD MEMBERS PRESENT:

- Heidi Kristensen, President
- Frank Sarcino, Vice President
- David Frustaci, Treasurer
- Paul Chase, Director
- Tom Miller, Director

Eric Michalak was absent from the meeting.

SUNSTATE MANAGEMENT GROUP, INC., STAFF PRESENT:

Colleen Fletcher, CAM CMCA AMS

QUORUM: President, Heidi Kristensen determined that a quorum of Board Members was present. There were also 10 owners present via Zoom Teleconference Services

RULES AND REGULATIONS COMMITTEE:

The write-up from Marylinda was received and reviewed by all board members. The committee is recommending that the 5 designated boat trailer parking spots be suspended for contractor parking needs to fix Hurricane Ian damage. Additional contractor parking will be allowed at two spots at the southeast corner of F building and two spots south of E damage with yellow lines. Two uncovered spots north and west of the complex between A and B buildings would also be designated for contractor parking. MOTION made by David Frustaci and seconded by Frank Saracino to approve this recommendation from the Rules and Regulations committee. David spoke of each unit only being able to have one contractor on the premises at a time. MOTION made by David Frustaci and seconded by Paul Chase to amend the motion to include each unit owner to have one contractor vehicle on site with loading and unloading allowed; and a hard date to review this policy at 4 months. Motion passed unanimously. MOTION made by David Frustaci and seconded by Paul Chase to appoint Peggy Lavallo to the Rules and Regulations committee.

NEXT MEETING: - November 12, 2022- Annual Meeting at 9:00 a.m.

ADJOURNMENT:

There being no further business to come before the Board, Tom Miller made a motion to adjourn the meeting at 9:31 a.m. Paul Chase seconded the motion which passed unanimously.

Submitted by:

Colleen Fletcher

Colleen Fletcher, CAM CMCA AMS

Community Association Manager
Pelican Landing Condominium Association of Charlotte County, Inc.

Pelican Landing Condominium Association
Board of Directors Meeting
August 15, 2022

Since my last **Treasurer's report on July 21, 2022**, the actions by the Treasurer of major importance are as follows:

- Began the annual process of estimating the 2023 Budget. Hopefully I will have budget numbers from the various committees prior to the September Board meeting. With inflation running north of 9% in 2022, and a very tight labor market, the budget for 2023 will be very challenging. Owners should anticipate an increase for the upcoming year.
- Reviewed and approved the July 2022 financials enclosed in the meeting package. Year to date surplus is \$18,443.

Respectfully submitted
Dave Frustaci, Treasurer