



**cambridge**

Property Management of Southwest Florida

**MINUTES OF THE ANNUAL MEETING**

**Victoria Park II**

**February 22, 2012**



**BOARD MEMBERS PRESENT:** Ray Gonzalez  
Chris Barnabee  
Michele Boughton  
Drew Attanassio  
Donn Landers

**BOARD MEMBERS ABSENT:** Ed White

**ALSO PRESENT:** Jim Farese CAM - Cambridge Management,  
Brandy Callahan – Cambridge Management

**CERTIFY QUORUM:** Brandy Callahan certified a quorum.

**PROOF OF NOTICE:** The notice of the meeting was mailed in accordance with section 720 of the Florida Statutes.

**CALL TO ORDER:** Ray called the meeting to order at 6:35 PM.

**GUEST:** Rob Hoppenstedt from Victoria Park 1 discussed and displayed the plans for the landscape renovations at the front entrance.

**MINUTES APPROVAL:**

**A Motion was made to waive the reading and approve the minutes from the 2011 Annual Meeting.**

**MOTION:** Chris                                      **SECOND:** Donn

**Motion carried.**

**Treasurer's Report:** Michele gave an update on our financial position. We made some great strides in our collection efforts. At this time we are looking for another attorney as Jeff Schelling was terminated by the Board.

**Manager's Report:** Jim Farese updated the members on the accomplishments of the past year. The trees were all pruned and new plants and mulch installed at the park, pool and playground area. We had sidewalk repairs done to the tennis area. The dock was repaired and painted. We continue to repair mailboxes and the last round of repairs is almost done.

We are currently improving the Hidden Harbor entrance island and re-sodding the park is pending the landscaper's rehabilitation efforts.

This past year we hired a new management company, new landscaper and new pool contractor and the pool will be drained and acid washed.

**Election of Board** – Since there were only 3 nominees for 4 Board seats; the members were elected as follows to 2 yr. terms:

**Drew Attanasio**

**Donn Landers**

**Bill Senkevich**

The Board will review any possible appointments for the seventh seat.

**Votes –Rollover of funds passed 35-0**

**Waiving Audit – Passed 22-13**

**The Floor was opened to the members for discussion/comment:**

There were questions on if we are going to enforce electrifying all mailboxes.

There were several complaints as to homes that are not maintaining their property.

The board will address these items at the next Board Meeting.

**There being no further business, the meeting was adjourned 7:45 PM.**

**MOTION: Donn**

**SECOND: Michele**

**Meeting adjourned.**

*Respectfully submitted,*

*Jim Farese*