

DANIELS PRESERVE HOMEOWNER'S ASSOCIATION, INC.

ANNUAL MEMBER MEETING

MINUTES

The meeting was held on Monday, March 16, 2009 at 6:30 p.m. in the conference room at Gateway Services District Offices 13240 Griffin Drive Fort Myers, FL 33913.

In attendance: Richard Vause, Jr., (RV) Vice President
 Kinley Engvalson, (KE) Secretary
 Wanda Davies, (WD) Director
 Harry Hansen, (HH) Director
 Mike Lewis (ML) Director
 12 homeowners (list attached), 55 proxies
 Alden K. Williams (AKW) of Sterling Property Services

Meeting Called to Order by Vice President Vause (RV) at 6:42 p.m.

Proof of Notice and a quorum present was affirmed by AKW.

Minutes from the December 11, 2007 Annual Meeting were accepted on motion by KE, second by WD and unanimous approval.

Financials from February 28, 2009 were accepted on motion by KE, second by HH, and unanimous vote.

AKW presented an overview of the 2008 end of year financials as well as a current status report of finances at the end of February 2009. (Report appended.)

OLD BUSINESS

Gatehouse repairs - The Board acknowledged the efforts of resident Maria Ginsburg to organize and supervise the young people who volunteer to clean up and paint the recently repaired gatehouse walls. AKW had emailed four proposals to the Board for stucco repairs to the pillars in front of the gatehouse. After further discussion, a motion was made by KE, seconded by HH and unanimously approved to award the contract to B & B Construction Services for two precast column caps to replace those made of stucco covered styrofoam.

Lake bubblers/fountains - HH reported on his recent discussions with Gateway Services. Gateway has indicated they may take over responsibility of all bubblers and fountains including maintenance and electricity costs. HH will attend the meeting next week when this item will be discussed by Gateway.

School bus pickup - HH also reported on his recent discussion with the public school transportation department. They have had their safety officers visit the site and review the pickup locations and the recommendation is for no changes at this time. Because there are only nine children to pickup, the school system does not want their buses to enter the community. HH will meet with the Charter School and public system administrators again to push for change.

ARC Approvals - During January and February, four applications were received and forwarded to the ARC committee. Three involved swimming pools, one for pool and landscape updating, and one for replacing mulch with rocks. Each application was forwarded by the committee with recommendation for approval and the Board was emailed and responded with approval. To confirm, on motion by KE, second by HH, the vote was for unanimous approval of all projects.

Activity Log – On motion by KE, second by WD, the vote was unanimous to adopt an activity log for landscape and other community related issues.

NEW BUSINESS

Elections - AKW explained the election process and asked for nominations from the floor. Hearing none, appointed tellers Sheila Ullman and Ruth Mitchell collected ballots from those not submitted by mail and, together with Troy O’Dell of Sterling Property Services, opened and counted all ballots. The results were for the following to be elected to the Board for 2009: Wanda Davies, Kinley Engvalson, Harry Hansen, Michael Lewis, and Richard Vause, Jr.

Proxy items -

1. Should any excess assessments be carried forward into the 2010 budget and not be treated as taxable income? YES – 56, NO – 1, NO VOTES – 8
2. Should an audit of association financial records be waived in favor of a report of cash receipts and expenditures provided by management? YES – 37, NO – 19, NO VOTES - 8

Annual Meeting 2010 – The date of the next Annual Meeting will be Monday, January 18, 2010 at 6:30 p.m. pending availability of the Gateway Services District Office conference room.

With no other business to be discussed, a motion was made, seconded and unanimously approved to adjourn the meeting at 7:40 p.m.

Respectfully submitted,

Alden K. Williams
Alden K. Williams
Property Manager/CAM

DANIELS PRESERVE HOMEOWNER'S ASSOCIATION, INC.

ORGANIZATION MEETING

MINUTES

The meeting was Monday, March 16, 2009 immediately after adjourning the Annual Meeting.

In attendance: Wanda Davies (WD), Director
 Kinley Engvalson (KE), Director
 Harry Hansen (HH), Director
 Michael Lewis (ML), Director
 Richard Vause, Jr. (RV), Director

The meeting was Called to Order by Richard Vause, Jr. at 7:45 p.m. Proof of Notice and a Quorum present were affirmed by AKW.

Appointment of Officers:

Richard Vause, Jr. was nominated to be President
Motion by KE, second by WD, unanimous approval

Kinley Engvalson was nominated to be Vice President
Motion by HH, second by RV, unanimous approval

Mike Lewis was nominated to be Secretary
Motion by RV, second by WD, unanimous approval

Harry Hansen was nominated to be Treasurer
Motion by WD, second by KE, unanimous approval

Wanda Davies was nominated to be Director at Large
Motion by ML, second by RV, unanimous approval

The next meeting of the Board will be Monday, April 20, 2009 at 6:30 p.m. at Gateway Services.

The meeting was adjourned at 7:55 p.m. on motion, second and unanimous approval of the Board.

Respectfully submitted

Alden K. Williams
Alden K. Williams
Property Manager/CAM

**DANIELS PRESERVE HOMEOWNER'S
ASSOCIATION, INC.**

**ANNUAL MEMBER MEETING
March 16, 2009**

ATTENDEES

**Lisa Button
Wanda Davies
Carolyn Engvalson
Michael Flores
Harry Hansen
Gerald Knapp
Michael Lewis
Angel Matthews
Ruth Mitchell
Suzanne Tiso
Sheila Ullman
Richard Vause, Jr.**