



## **TREASURER'S REPORT:**

Bob gave the Treasurer's Report - The current Assets are \$842,000 and Reserves are \$520,000. The Links still owes \$200 for late payment. Cambridge will check when the invoice for the amount due was sent.

Comcast has overcharged us in the January billing. They charged us a 20%+ increase in the Broadcast fee and charged for increases in the Internet fee. Bob contacted Comcast and advised them that per the Agreement, Broadcast fee maximum increase is 3% and internet charge was not to increase until next year. Comcast has agreed to change the billing and give us the proper credit.

**A Motion was made to approve the electrical repairs and new lights for the guard house island and leave the holiday lights up until April.**

**MOTION: Bob Polizzotto**

**SECOND: Lisle Anderson**

**Motion carried unanimously.**

Bob explained that the Commercial Property short paid \$500, which they thought, was their share of the holiday lights at the guardhouse. Bob stated that according to the agreement that the Commercial Management signed, they are responsible and must pay their share or legal action will be started to collect. They have been previously paying the full amount since turnover.

**A Motion was made to approve the Treasurer's Report.**

**MOTION: Joe Crivelli**

**SECOND: Bob Polizzotto**

**Motion carried unanimously.**

## **6. MANAGERS REPORT:**

### **Maintenance Issues Update:**

The new bench was ordered and cement pad will go in this week. Jim Farese also had a price for the memorial plaques for the benches at \$200.

**A Motion was made not to go forward with any plaques on the benches.**

**MOTION: Tony DeFeo**

**SECOND: Susan Mulgrew**

**Motion carried unanimously.**

New locks were installed on the club's notice board. Bob mentioned that all residents, with email addresses, are periodically sent updates on Board activity. Also our Board Web Site and the Strand Scoop are also used to inform members of Board Activity.

**A Motion was made to remove the notice board with Club's permission due to its poor condition.**

**MOTION: Paul Rapp**

**SECOND: Tony DeFeo**

**Motion carried 5-1 with Susan Mulgrew opposed.**

The back-gate camera stopped working and needs replacement. Two bids were presented, Carter and Cypress.

**A Motion was made to replace the back camera and new DVR and change all cameras to digital for up to \$5,000 with the necessary network switch.**

**MOTION: Lisle Anderson**

**SECOND: Joe Crivelli**

**Motion carried unanimously.**

**Jim is to obtain revised quotes for all digital cameras with revised all digital DVR. Existing loaner DVR to be retained until decision on DVR is made.**

There are 3 landscape lights out in the medians in the Commercial area. Susan will mark them and Jim will arrange for replacement.

There are some dead plants in the main medians and the Bridge median. Landscape Florida will be alerted to replace.

## **7. DIRECTORS REQUEST:**

**a. Back Gate renovation** -the gates are in fabrication and should be completed by the beginning of March. We are getting a price to install a paver walkway through the pedestrian gate.

**b. Commercial Intersection** – Bob spoke to the County Engineers and was told we could add the third lane at the exit without the need for a bike lane. Previously the County had told us that a bike path would be required with any lane changes. With the requirement of a bike path, there wouldn't be sufficient roadway available to install a third exit lane.

The County also agreed that we could block off the cut through at Tavilla Circle (south exit) with agreement from the commercial parties. Bob also stated that the County is doing a traffic study as to the viability of the options.

Option 1, block off cut through, making it a right turn only. Traffic will need to make a U-turn at the Commercial West left turn lane to exit the Strand to Immokalee Road.

Option 2, add the third exit lane on the Bridge. This would require elimination of the center median. Determination of the traffic pattern, either two left turn lanes or one lane for each direction, will be determined by the County.

**A Motion was made to make the safety of the commercial intersection the top priority of the Board.**

**MOTION: Tony DeFeo**

**SECOND: Joe Crivelli**

**Motion carried unanimously.**

**c. Lake Fountain** – The electric work was to start this week but has been postponed until next week.

**d. Paving survey** – Bob reviewed the current on-line survey results from the owners. 75% of those that responded were not in favor of proceeding with the paving of the roads at this time.

**e. Irrigation spreadsheet** -Jim updated that the spreadsheet was completed but needed further review on some of the items in the report. We will have this to the Board shortly.

#### **8. COMMITTEE REPORTS:**

**Committee Report** – there were requests to revisit installing a fence along the property line of the office building and the Cypress Cove lake. Joe will speak to Dick Klaas regarding installing bushes to restrict the free access to Cypress Cove from the office building lot.

#### **9. PUBLIC COMMENT**

The floor was opened to any public comment.

#### **10. AJOURNMENT** – With no further business to conduct,

**A Motion was made by Paul Rapp to adjourn at 5:53 pm; The Motion was seconded by Joe Crivelli. Motion was unanimously approved. The next meeting will be March 8, 2017 at 4PM.**

Respectfully Submitted,

Jim Farese, C.A.M., Cambridge Property Management