



## **Meeting Minutes**

**DATE: November 15, 2021**

**TIME: Immediately following the special members meeting**

**LOCATION: Imperial Golf Club**

Board Members Present:

Tom Harruff  
James Wilson  
Pat McCabe  
Gale Schwartz  
John Mickelson  
Dan Castaldini  
Debbie Frost

Others Present: Kailin Francis and James Tanigawa, Vesta Property Services, and Mark Thieme, Superintendent

**1. Establish a Quorum/Call to Order:**

A quorum was established, and the meeting was called to order by Gale Schwartz at 6:09pm

**2. Proof of Notice:**

Community Association Manager gave proof that the meeting notice was posted and mailed in accordance with Florida State Statutes and Association By-Laws.

**3. Reading or Disposal of Minutes of unapproved Meeting Minutes**

*Waived until next Board of Directors Meeting*

**4. President's Report: Gale Schwartz**

*Waived until next Board of Directors Meeting*

**5. GIB Report**

*Waived until next Board of Directors Meeting*

**6. Treasurers Report: Pat McCabe**

*Waived until next Board of Directors Meeting*

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**IMPERIAL GOLF ESTATES HOMEOWNERS ASSOCIATION, INC.**

Vesta Property Services  
27180 Bay Landing Drive, Suite 4  
Bonita Springs, FL 34135  
Ph: (239) 947-4552 > Fax: (239) 495-1518



**7. Superintendents Report**

*Waived until next Board of Directors Meeting*

**8. Managers Report**

*Waived until next Board of Directors Meeting*

**9. Committee Report(s)**

*Waived until next Board of Directors Meeting*

**10. Old Business**

*Waived until next Board of Directors Meeting*

**11. New Business**

**A. 2022 Budget Adoption:**

Pat McCabe reviewed the budget proposed. Comcast has a 4% increase in their contract as well as insurance costs contribute to the assessment increase. Questions regarding legal fees as well as the maintenance building and reserve study were answered. ***John Mickelson made a motion to approve the budget as presented. Tom Harruff seconded.***

- Jim Wilson- No*
- Pat McCabe- Yes*
- Tom Harruff- Yes*
- John Mickelson- Yes*
- Deb Frost- No*
- Dan Castaldini- Yes*
- Gale Schwartz- Yes*

***All not in favor, Motion approved.***

**B. Proposals:**

- a.** Two proposals were submitted for flowers to be planted at the parks (\$4070.00) and a butterfly garden by Princess Park (\$180.00). The Board discussed these proposals. ***John Mickelson made a motion to approve the two proposals as submitted. Dan Castaldini seconded. The motion passed unanimously.***
- b.** Two sink hole areas have been discovered. One at the 4-way stop and the other near 2215 Regal Way. The Board reviewed the proposals from MRI Underwater. ***Tom Harruff made a motion to approve the MRI Underwater proposals. John Mickelson seconded. The motion passed unanimously.***

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**12. Homeowner Issues**

*Waived until next Board of Directors Meeting*

**13. Next Meeting**

November 23, 2021 at 10:00am

**14. Adjournment**

***Motion:*** A motion was made by Gale Schwartz to adjourn the meeting at 6:36pm. Seconded by Pat McCabe. ***All in favor, motion approved.***

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