

# Two Golf View Villas Homeowners' Association, Inc.

## 2022 Annual Meeting and Election of Directors – March 9, 2022

As a quorum of the Membership was established, with seventeen (17) owners present in person or by proxy, and notice was properly posted, the Two Golf View Villas Homeowners' Association, Inc. 2021 Annual Meeting was called to order by Dick Wescott at 4:00 PM in the Highland Club – Room 5 – 330 MacGregor Drive, Palm Harbor, FL 34698.

Directors Present: Richard Wescott, Jim Iwanowski, Dean Rabenstine, Ed Roby  
and Veronica Hendrick

Also Present: Susan Marino of Monarch Association Management, Inc.

### Minutes of February 3, 2022:

Following the reading of the Minutes by Veronica of February 3, 2022:

***Motion by Jim, second by Ed to approve the Minutes of February 3, 2022  
as written. Motion carried unanimously.***

### Report of Officers:

Treasurer's Report: Dick reported that 2021 was a good year for the Association's and have stayed with in the Budget. The Reserves are being increase to cover the painting. 2021 End-of-Year Financial Report is available upon request by contacting Monarch.

Dick reported that Kathy will be working with her Committee to pick out colors but will also coordinate with the Master Association. He also mentioned that owner of the lawn service sold to Diversified Lawn Service but it is the same crew. The tree trimming is complete and should be good for six (6) years.

The Board thanked Ms. Finger for the flowers and to Ron for keeping the flag lit.

### Unfinished Business:

Cable Renewal: The Spectrum Bulk Cable contract expires August 1, 2022. Sue will contact Spectrum, prior to renewal for plans that are now officer and rates.

### Election of Directors: There were five (5) Candidates who submitted their names:

Dick Wescott	President
James Iwanowski	Vice President
Paul Cretella	Treasurer
Veronica Hendricks	Secretary
Ed Roby	Director

### General Discussion:

**Roof Cleaning:** Roof cleaning was once again discussed and there are still those that need to clean their roof. Letter(s) will be send encouraging them to do so.

Being no further business, meeting adjourned.

Respectfully submitted,  
M. Susan Marino, Secretary Pro Tem

*These Minutes have been approved by the Board.*