



## **Townhouse Condominium Association II, Inc.**

Board of Directors Meeting Minutes

December 1, 2023, at 12:30 PM

Held at the Marsh Landing Clubhouse, 22901 Marsh Landing Blvd, Estero, FL 33928

1. Call to Order – President Roberts called the meeting to order at 12:35 PM.

### **2. Roll Call & Quorum Acknowledgement**

**Present:** Directors President Roy Roberts and VP/Secretary Al Zipperly. Also present were Sherri Gray and Alexandra Segarra, representing NextGen Community Management. It was determined that a quorum of the Board was present.

**3. Confirmation of Meeting Notice** – The meeting was posted, in keeping with Florida State Statutes.

### **4. Approval of Previous Meeting Minutes**

This item was tabled as the minutes were not available.

### **5. Old Business:**

### **6. New Business:**

#### **a. Management Contract**

**Motion:** Motion was made by Mr. Zipperly to accept the proposal from NextGen Community Management with a start date of January 1, 2024; Seconded by Mr. Roberts; **Vote:** All in favor; Motion passed.

#### **b. Engineer Inspections**

**Motion:** Motion was made by Mr. Roberts to schedule all lanais to be inspected by Velocity Engineering at cost not to exceed \$600; Seconded by Mr. Zipperly; **Vote:** All in favor; Motion passed.

**11. Next Meeting:** The annual Meeting is scheduled for February 28, 2024

**12. Adjournment-** There being no further business brought before the Board of Directors, a motion to adjourn the meeting was made by Mr. Zipperly and seconded by Mr. Roberts. The meeting was adjourned at 12:55 PM.

Respectfully submitted,  
Alexandra Segarra, CAM, CMCA®, AMS®