



Association Solution Providers

**Marsh Landing Townhouse Condominium III Association
Board of Directors Meeting
2023 Budget Adoption Meeting
Notice to Owners**

Board of Directors Meeting will be held on **Thursday, November 10, 2022, at 10:00 A.M.** at the Marsh Landing Clubhouse, 22901 Marsh Landing Boulevard, Estero, FL 33928.

The Agenda is as follows:

AGENDA

1. Call to Order
2. Proof of Meeting Notice
3. Establish a Quorum
4. Approval of Previous Meeting Minutes
- 5. 2023 Budget Adoption**
6. Discussion of other matters before the Board
7. Adjournment

Respectfully Submitted,

For the Board of Directors
Michael Towns, Property Manager



Association Solution Providers

October 14, 2022

Re: Marsh Landing Townhouse Condominium III Association Budget

Dear Condominium III Owners,

Attached Please find a copy of the proposed 2023 “Condo III” budget. The budget reflects sincere efforts to control expenditures, plan for key reserve items and allocate available funds for operational expenses, improve property values, and create enhancements to the community.

As most owners and properties are experiencing, the insurance costs for the Association are planned to increase at 25% to 30% for 2023 as presented by our insurance carriers. The insurance cost increase is the main reason for the need for higher quarterly fees. The other insurance concern is that “Condo III” is not in an assigned flood zone now, but the maps are due to be changed in November at which time the Association could be in a flood zone and require insurance. Estimates of those costs could be as high as \$5,000.00 per building and the Board will keep Owners informed as that information becomes available.

The Board will continue to be mindful of controlling expenses and planning for improvements to Association Property and appreciate your consideration and support as we move into the 2023 Budget Year.

Cordially,
For the Board of Directors
Beverly Cordisco, President
Marsh Landing Townhouse Condominium III Association, Inc.