

Windsor Place Condominium Association, In Berkshire Lakes, Naples, Florida

President Walter Sanford called the meeting to order at 7:00 PM on **January 8, 2014** at the BLMA clubhouse. Board members present were, Walter Sanford, Susan Todaro, Helen Thomas, Darlene Rozario and Joyce Peterson. Colleen Gift was present representing Anchor Management. Darlene noticed a correction needed in the minutes of the December board meeting; the master association fee is \$240 instead of \$250. Helen moved we accept the minutes with the change and Darlene seconded.

Walter Sanford thanked Carol Lonergan and Darlene Rozario for their work on and completion of the Homeowners Directory. They spent many hours compiling and completing this for our association. Also, thanks were extended to Dee Cusick for her Quarterly Newsletter, and to all owners who worked on decorating Windsor Place for Christmas. It looked lovely!

Walter reported that we are at 12% annual rentals at this time. There will be no ballot for the 2014 roster, in fact we will have to ask one more person to be on the board for the 2014 year, as only 4 owners showed an interest and sent paperwork to Anchor Management.

Colleen Gift indicated that those who had an interest in receiving their notice via e-mail for their Association fee have had trouble in actually receiving their statement. Anchor is looking into this; in the meantime we are responsible for checking our self to make sure we have paid the first quarter fee.

Pat Kelly reported that the railing in the pool has been repaired. We had been cited, but not fined through Collier County code enforcement.

Walter and Marianne both shared upcoming social events. Jan. 18th is the dinner party with the *Manhattan Connection* providing music for dancing. The charge is \$20 per person and all are encouraged to attend. Check for further events on our home page.

There was no report from the interview committee.

There was no report from the finance committee as Anchor is checking into the problem with the billing. The report will be given at the next meeting.

Colleen has been checking on prices for a new kiosk, for announcements, to replace the one at the mailboxes. Walter moved and Helen seconded the purchase of a kiosk for \$350. The old one lasted 15 years. We also discussed replacing the lights at the entrance with “bullet” lights which would be less expensive. Joyce moved and Darlene seconded the purchase.

Walter reminded everyone that the next meeting, Feb. 12, will be our annual meeting. As there was no discussion or questions from the floor, Walter closed the meeting at 7:22.

Respectfully submitted,

Joyce Peterson