

Your Board held its annual meeting yesterday. We had seventeen homeowners in the meeting and that was a rather good turnout considering the internet was out. Because some of you may not have been able to join because of the internet issue, I am sending out this re-cap of some of the things we talked about.

- Management companies
 - Changed to Pegasus for better service and for annual savings of \$2,152.00.
- Landscaping
 - The Board has authorized \$8,608.00 for tree and shrub replacements.
 - Planting should start in approximately 30 days.
- Turnover Report
 - Working with Lennar to have the remaining items on our turnover report completed.
 - Will be working with Coach Homes 2 & Pegasus to expedite these items.
- Working with Coach Homes 2 to have Water Bird Way removed as a flood zone by FEMA, meaning we could drop flood insurance on our buildings.
- Reminded homeowners, if they have an outside light out, do not put in workorder. The Board has spare lightbulbs.
- Please use the Pegasus portal to create workorders. This allows us to track history and progress of open issues.
- Several homeowners expressed concerns about leaks from their lanais.

- We need to determine the cause of these leaks and if they are due to manufacturing defects then hold Lennar responsible.
- Roof repairs.
 - Chipped or broken tiles have been reported on many roofs.
 - Lennar is saying that: *Lennar does not warrant typical cracked tiles, but cracks will not affect the roofs performance.*
 - Collaborating with Coach Homes 1 & 2 to compare their roof issues with ours.
 - Will work with Lennar's Customer Care Area Manager to resolve this issue.
- Due to Tom Demith resigning, we have an open Board position.
 - If anyone has an interest in running, please reach out to Ashley @ Pegasus.