

**Turtle Lake Golf Colony Condominium Association, Inc.**  
**Board of Directors' Meeting**  
**180 Forest Lakes Blvd. Naples, FL Clubhouse**  
**Thursday, December 7, 2023**  
**Immediately following the Budget Meeting at 10:00 A.M.**

**Meeting Structure:**

This meeting is going to be a hybrid, where some members will be attending in person and some will be in virtual attendance via Google meet.

**Google Meet link:**

Join with Google Meet: <https://meet.google.com/cjc-uwmz-qpn>

Or dial: (US) +1 781-819-4481 PIN: 398720344#

For those members joining us, if you would like to speak on an agenda item, please raise your hand. You will be called upon. Clearly speak your name, building # and unit. In person residents are asked to come forward and speak into the microphone.

**AGENDA**

1. Call to Order
2. Roll Call/Establish a Quorum
3. Director's Input
4. Manager's Report
5. Approval of Minutes: November 9, 2023 Board Meeting
6. Motion to approve the 2024-2025 Chronology (meeting) Calendar
7. Motion to leave the remaining Special Assessment Milestone and Structural Integrity Reserve Study excess funds in the deferred account ( $\$120000 - \$39451.20 = \$80548.80$ ).
8. Motion to move \$44,200.00 excess income funds into the maintenance fee income account at the end of the year to offset the miscalculation \$44,200.00 of the amended budget assessment total.

**Old Business:**

9. Ratify the meeting agenda addition (item #12) from November 9, 2023 "emergency" due to the non-posted agenda item so property management services discussion would be changed from deferment to immediate.
10. Family Nominated Occupancy Rule Change – postponed until January, 2024.
11. Opinion From Attorney – Re: Changing Assn. Documents - pending
12. Opinion from Attorney – Re: Use of excess Special Assessment funds - pending
13. Opinion from Attorney – Re: Guardian calculation error in amended budget – pending
14. Open Discussion – Non agenda items – No actions will be taken
15. Adjournment