

Le Jardin Condominium Association, Inc.
Annual Meeting
March 26, 2025

1. Association President Stuart Kline called the meeting to order at 9:31 AM.

The Board of Directors present were Stuart Kline - 1902, Jim Klinke - 801, John Van Roden - 403, Larry Ost - PH102, and Barb Kesman- 401.

2. A Quorum was established with 25 proxies, plus an additional 13 members present in person or via Zoom. There was a total of 26 owners including the 5 Board members at the meeting, with an additional 7 owners participating by phone or Zoom.
3. Proof of Notice of Meeting was established – mailing/posting of 1st notice on January 23, 2025, and 2nd notice on March 10, 2025.
4. Stuart Kline gave a warm welcome to the new owners: Mike and Julie Wood who closed on unit #1401 in February, Gerry Nadeau and Ellen Martin who closed on unit #1601 also in February.
5. Stuart Kline asked that the staff members present today stand in front of the room. He introduced each member and their years of service. The Board members and owners expressed their appreciation to the staff.
6. Reading or disposal of meeting minutes: A motion was made by Dan Wolfe and seconded by Paul Suckow to dispense with the reading of last year's Annual Meeting minutes and approve as presented. The motion carried. A motion was made by Larry Ost and seconded by Jim Klinke to approve minutes from the 3/4/25 and 3/18/25 Board meetings. The motion passed unanimously.
7. There were 3 openings on the Board and 3 people who submitted their names. The owners who submitted their names were Jim Klinke, John Van Roden, and Paul Suckow, so no election was needed. Announcement of the names of candidates who will take office upon adjournment of the annual meeting: Jim Klinke - 801, Barb Kesman - 401, Larry Ost - PH102, John Van Roden - 403, and Paul Suckow - 703. Stuart Kline was thanked for his numerous years on the Board and his recent term as President.

8. **Reports of the Officers:**

Presidents Report: Stuart Kline

- Stuart gave a brief summary of the hurricanes Helene and Milton, and the preparations by the staff for those storms, and the clean-up efforts following Milton. He also mentioned the association's ongoing efforts to find a flood barrier system that the City of Naples will approve.

Treasurer's Report: John Van Roden

- John Van Roden gave a recap of the annual audit findings, the concentration of risk for the reserve and special assessment funds, and the move to treasury bills and CDs for FDIC coverage.
- He reported that in 2024 25% of the budget was allocated for reserves and in the current year, that increased to 30% for reserves and SIRS.
- He also mentioned that the association pays taxes on earned interest and guest suite income at a 30% rate.

9. **Committee Reports:**

Finance Committee: John Van Roden

- John's report was covered under the Treasurer's report.

Building/Pool Committee: Jim Klink

- Jim gave special thanks to the pool committee members, Stuart Kline, Joe Shearer, Don Cressy, and John Bertucci, and also the staff for their timeless work and dedication. He stated the pool was scheduled to open on Friday, March 28th, exactly 30 months since Hurricane Ian.
- He gave a brief update on the current efforts to find a flood protection system.
- Jim also mentioned the upcoming summer projects that would include replacing the cooling towers, repainting the exterior building and garage floors, and possibly updating the fire alarm system.
- Finally, Jim mentioned the hurricane shutters will need to be replaced down the road and more information is being collected.

Landscape Committee: Don Cressy

- Don Cressy had some comments regarding Hurricane Ian in 2002, and it was the 3rd most costly storm worldwide.
- He thanked his committee members Anne Thomas and Erika Wehmeier, and Laura and Jamie for their assistance.
- Don also mentioned the ongoing efforts by Blue Landscaping to try and save our Ficus trees.
- Finally, he stated the annuals planting schedule of May for the summer flowers and November for the Fall/Winter annuals.

Decorating Committee: Janet Van Roden

- Janet stated the committee would be working with Shaw Chambers to complete the final details of the decorating project.

Social Committee: Claire Bertucci

- The current committee consists of 8 members and normally meets once in November and approximately every 2 weeks during the season, January into April.
- She also gave a recap of the season's events which included the November Welcome Back party with 38 attending, the dinner event at Hamilton Harbor with 25 attending, the February Mix & Mingle with 22 attending, the Dine & Dash Event which was the 6th time this event has been held, with 39 owners attended, and finally, the upcoming Retirement Party for Laura Sjogren which will be held on Monday, April 7th.
- Claire stated it was a very successful season and thanked the owners for their enthusiastic support of the parties.

10. Unfinished Business:

There was no unfinished business, but the floor was opened up for questions from the owners.

11. New Business: None

12. With no further matters to discuss, a motion to adjourn was made by John Van Roden and seconded by Larry Ost. The meeting adjourned at 10:24 A.M.

Prepared by:

Jamie Kennedy

Approved at Annual Meeting on:

3/26/2026

By:

[Signature]
Secretary