

AUTUMN WOODS COMMUNITY ASSOCIATION, INC.

Special Assessment Meeting

Monday, January 15, 2007

MINUTES

Meeting Minutes from the Special Assessment Meeting for the Autumn Woods Community Association, Inc. held on Monday, January 15, 2007 at 6:30 p.m. at the Autumn Woods Club House, 6720 Autumn Woods Blvd., Naples, Florida, 34109.

Directors Present: Jan Donofrio, President; Ron Gerdel, Treasurer; Bob Garcia, Vice President; Steve Arco, Secretary; Tom Dinan, Vice President and Lou Dingerdissen, Vice President. Absent was Charley DePeri, Director.

Also Present: Three hundred and seventy six (376) members of the Association were in attendance in person or by proxy as well as Jay A. Vandall, Association Manager with Southwest Property Management Corp.

Call to Order: A quorum being established, Mr. Donofrio, Board President, called the meeting to order at 6:50 p.m. The Proof of Notice of Meeting was mailed to all members of the community, posted and accepted.

Special Assessment: Mr. Donofrio asked that all proxies be presented to Vicki Lamonica and Ellen Graney for the final count.

Mr. Donofrio asked that the count be presented from the 3 representatives from the Neighborhood communities, Mr. Daryl Silvers, President of Oak Hollow & Mahogany Run HOA Neighborhood, Ms. Judy Congrove, President of Maple Brooke Neighborhood, and Jeff Feins, President of Cedar Ridge at Autumn Woods a Condominium Neighborhood.

➤ Cedar Ridge (88 units) 54% of community "yes"	48 yes	13 no	67 % of those voting - "yes"
➤ Maple Brooke (110 units) 55% of community "yes"	61 yes	9 no	87 % of those voting - "yes"
➤ Oak Hollow/Mahogany Run (350 homes) 56% of community "yes"	197 yes	48 no	79 % of those voting - "yes"

Needed 51% of each Neighbor to pass.

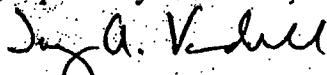
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Mr. Gerdel made the motion that the 2007 unbudgeted projects (Special Assessment) vote for \$252,080 that would be a one time special assessment of \$460 or four (4) payments of \$115 to each resident of their neighborhood to Autumn Woods Community Association be accepted and certified by the Board of Directors. Mr. Arco seconded and the motion was approved by the Board of Directors present. (Also see (3) pages attached Special Projects, Invest in our Community).

Comments by Attending Owners: Thank you to the Board of Directors for all their hard work on getting the Special Assessment passed.

Adjournment: There being no further business to discuss, the meeting was adjourned at 6:55 p.m.

Respectfully submitted,



Jay A. Vandall – Agent, CAM, CFPM & CMCA Manager

For the Board of Directors
Autumn Woods Community Association, Inc.