



Guana Neighborhood Committee

Meeting Minutes

Date: December 6, 2023

Time: 11:30 AM

Location: ZOOM Meeting/MPR

Attendance: Geoffrey Wozny (NVR), Pete DeMarco (Committee Member), Don MacNeal (BOD), Kyle Kinney (GM), and several owners (~16) present and via Zoom.

- I. Call to order:** Geoffrey called the meeting to order at 11:36 AM
- II. Quorum:** Quorum was established.
- III. Proof of Notice:** First Service Representative
- IV. Reading and Disposal of Minutes:** Minutes from Feb 15 & April 14, 2023 approved.
- V. Unfinished Business:** N/A
- VI. New Business:**
 - Discussed the new swing gates and timing.
 - Discussed lake levels.
 - Open discussions on several topics:
 - o Introduction of those in the room.
 - o Don confirmed everyone received duplicate mailings – a mistake of the processing company.
 - o Erosion.
 - o Street parking.
 - o Amenity questions.
 - o IAN assessment.
 - o Turnover timing.
 - o Coyote update.
 - o Juniper backlog.
 - o Corner site issues.
- VII. Next Steps and Report to BOD:** Don MacNeal attended and will take any big issues to the BOD.
- VIII. Adjournment:** Meeting adjourned at 12:36 PM

Submitted by: Geoffrey Wozny

Approved by: _____

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