

Cayman at Tarpon Cove

Board of Directors Meeting

Unapproved Minutes

Tuesday, April 5th, 2016, 9:30 am.

Call to Order

The Board of Directors Meeting was called to order at 9:31am, in The Tarpon Cove Community Center, 970 Tarpon Cove Drive, Naples, FL 34110 by President Ferrone.

Present:

Richard Ferrone President

Frank Bonacci Treasurer

Joe Wood Secretary

David Blouir Association Manager

Proof of Posting:

Notice of this meeting was posted according to Florida State Statutes.

Roles and Responsibilities of Board Members:

President Ferrone motioned to approve the following officer positions (decided at the organizational meeting held on March 22, 2016):

Richard Ferrone as President, Frank Bonacci as Treasurer, Joe Wood as Director.

Director Wood seconded the motion, and the officer positions were accepted unanimously.

New Business:

Clarification on Property Manager's Role- Director Bonacci explained the role of the property manager, noting that David is the main point of contact for neighborhood issues, and Email is the preferred method of communication.

Roof Repair and Replacement Guidelines- For any immediate roof replacements, the tiles used at 648/644 Mainsail are a very close match, and blend well with the rest of the neighborhood. We also have 250 of the old tiles in storage for repairs. We will begin

exploring all available roofing styles and technologies that may be used for replacements in the future.

2016 Painting Project- A survey conducted at the annual meeting showed a majority of the owners present wanted to paint this year. Management will begin working with vendors to acquire bids. Residents will have input on color choice(s). Exterior floor painting will be optional at the homeowner's cost. The Painting Reserve account should be more than sufficient to cover the project.

Beautification Committee- A "Beautification Committee" will be created to look at aesthetic issues around the neighborhood, such as landscaping, paint, roofing, etc.. While the TCCA Master BOD and Landscape Committee controls the landscaping budget now, Cayman may adopt their own line item to supplement improvements to the neighborhood. The board has asked that anyone volunteering for the committee please notify them by Wednesday.

Update of Cayman Governing Documents- Over the summer, the board will begin the process of updating Cayman's governing documents, along with Rules and Regulations, as they haven't been changed in 10 years.

General Budget Commentary- Director Bonacci spoke about the current budget, noting that 90% of their assessments go to the master board budget. The board will work to reallocate existing funds into more useful areas.

Support- The board thanked everyone who attended this meeting, and asked that they inform neighbors of upcoming meetings and events.

Adjournment:

With no further business to discuss, the meeting was adjourned at 10:38am.

Respectfully Submitted

David J Blouir, LCAM