

TARPON COVE COMMUNITY ASSOCIATION, INC
Board of Directors Meeting
UNAPPROVED MINUTES
Wednesday, October 26, 2022
Tarpon Cove Community Center
970 Tarpon Cove Drive - Naples, FL 34110

Present: Perry DeSiato President
Don Binder Treasurer
Donna Scuteri Secretary
Chuck Ingle Director
Rick Forrester Vice-President (by proxy)

Also Present: David Blouir of DB Community Resources and Kevin Gaffney of KPG Accounting.

Call to Order: The meeting was called to order at 2:00pm by President DeSiato.

Proof of Posting: The meeting was posted in accordance with Florida State Statutes.

Quorum: With all 5 directors present in person or by proxy, the quorum was met.

New Business:

Special Assessment: Director DeSiato discussed the damage done by Hurricane Ian, and the known cleanup and repair expenses to date:

- Current leo jr storm invoice \$36000
- Additional tree work throughout tarpon cove \$30-35000
- 2 New gate operators \$12000

Unknowns:

- Tree and plant replacements (next year)
- Additional tree work or damage discovered during cut
- Additional gate motors/wiring damage from the saltwater
- Non warranty fountain or aerator repairs
- Recycle fence repairs
- Miscellaneous damage (broken pool rules sign, damaged pool safety equipment, etc)

President DeSiato made a motion to approve a \$250/person special assessment for storm damage, due on December 1, 2022, Director Scuteri seconded the motion, and the motion passed unanimously.

The proposed assessment will bring in about \$92,000, which will cover most of the known issues, and the remaining repairs will be made from the operating budget or reserves where applicable.

2023 Budget Workshop: The board, lead by Director Binder, completed a line-by-line review of the proposed 2023 budget (see attached).

President DeSiato made a motion to approve the PROPOSED 2023 Budget for mailing, Director Binder seconded, and the motion passed unanimously.

The proposed budget and meeting notice will be distributed to the owners 30 days prior to the 2023 Budget Adoption Meeting, where it will be approved via a BOD vote.

Adjournment: With no further business to discuss, the meeting was adjourned at 3:55pm.

Respectfully submitted,
David Blouir, CAM
Property Manager