

**CAPTIVA PROPERTY OWNERS ASSOC., INC.
BOARD OF DIRECTORS MEETING
SUGAR SAND PARK
MINUTES**

July 19, 2011, 7:30 PM

Meeting called to order at 7:33 PM by Teri and seconded by Sandy

Board Quorum present at "Call to Order" included Mark Leber, Sandy Lassoﬀ, Debbie Scelza, Teri Kaluris, and Doug Cohen

Review of Previous Board Minutes:

**Teri motions to accept the June 21, 2011 BOD minutes. Seconded by Sandy
All in FAVOR...PASSED.**

Treasurer's Report

Money Market Account has [REDACTED] ..Operating Account has [REDACTED] with checks currently outstanding in the amount of [REDACTED] Net cash available [REDACTED]

Management Report

Management discussed accounts receivables status. Management updated the Board on open legal matters and upcoming amendment vote. Management updated the Board on rental and sale activity. Status of work orders, violations, and mailbox repairs were discussed. Management distributed updates to the current Statute received from Sachs, Sax and Caplan for information purposes.

Project reports.....Management reported the completion of fence project for the recreation area and the completion of the street sign project. Management distributed the annual report and inquired about the tax corporate tax filing. Doug mentioned the preparation of the tax return was in progress.

Motions

Motion made to approve both ARC requests presented by Mr. Tokayer to change the windows and doors in his house to hurricane impact glass and to install three tubular skylights on his roof contingent on the Arc committee's approval of the location of the skylights.

Motion made by Debbie and seconded by Doug.
All in Favor... MOTION PASSED.

Motion made to accept the amendment package from the attorneys and for Solid Rock to draft a cover letter to be sent out around Sept. 1, 2011.

Motion made by Mark and seconded by Sandy.
All in Favor.... MOTION PASSED.

Motion made to accept the Top Cut proposal to trim and to remove dead trees in the amount of \$7250.00

Motion made by Debbie and seconded by Teri
All in Favor...MOTION PASSED

Motion made to approve the stucco bid from W.A.C. Stucco to repair front entrance molding in the amount of \$475.00 after the trees are cut.

Motion made by Mark and seconded by Teri.
All in favor ... PASSED.

Meeting adjourned at 8:30 PM.

**The next Board Meeting will be held at Sugar Sand Park
Tuesday, August 16, 2011
7:30 PM**