

CAPTIVA PROPERTY OWNERS ASSOC., INC.
BUDGET/BOARD MEETING
MINUTES
Oct. 21, 2014

Meeting called to order at 7:37 PM
Meeting held at the Andron Residence at 7529 Martinique Blvd.

Board Quorum present at "Call to Order" included Sue Andron, Mark Leber, Jeff Baum Tova Hocherman, and Doug Cohen.

Review of Previous Board Minutes:

MOTION

Sue motions to accept the Sept. 11, 2014 Board Meeting minutes. Seconded by Doug. All in Favor.MOTION PASSED

Treasurer's Report

The Treasurer presented the treasurers report that reflected the balances of the Association and that sufficient funds are available for Association business expenses. The Treasurer presented the 2015 Budget. Various expense items were discussed. The Budget as presented will leave the 2015 at \$250.00 per month for each homeowner.

MOTION

Motion made to approve the Captiva POA 2015 Budget as presented.
Motion made by Doug and seconded by Sue.

All in Favor...MOTION PASSED.

Management Report

Management reviewed the Accounts Receivable Report with the Board. Management updated the Board on legal collection actions. Management reviewed sales and pending sales and rental activity. Management reviewed work order status, violation activity, house painting schedules and other maintenance activities.

MOTION

Motion made to order 10 mailboxes for [REDACTED]
Motion made by Sue and seconded by Jeff.

All in Favor...MOTION PASSED.

OLD BUSINESS

The Board discussed the time it was taking to come to a decision on a suitable trim color for the Sheinbein residence after the ARC Committee decided not to approve the blue trim after viewing it on a large paint board earlier in the month. The Board agreed that it was time to make a decision and not wait for additional blue paint colors.

MOTION

Motion made to approve and add the blue paint color from Sherwin Williams SW6242 for trim that Mr. Sheinbein presented to the ARC in Oct. 2014. The motion also included an option of painting the garage blue to match the trim or to paint the garage door Navajo White to match the approved stucco.

Motion made by Doug and seconded by Jeff.

All present in Favor...MOTION PASSED.

NEW BUSINESS

The landscaping and irrigation project for the front entrance was discussed. There were two companies that bid on the irrigation and landscaping. The TopCut bids were incomplete due to Top Cut requesting additional money to prepare bids. The Board decided not to request any further action on their bid.

The bids from Area Landscaping were reviewed. The bids for irrigation had two options. The first option was to upgrade the complete irrigation system to all the common areas on Montoya and the front entrance at a projected cost of [REDACTED]. That bid included running all new irrigation lines; changing locations of all the heads as well as the required pump repairs. The second was to only partially upgrade the current system by only repairing the heads that are broken on Montoya and adding two new zones at the front entrance for the new landscaping as well as the needed pump repairs at a cost of [REDACTED]. After discussions the Board decided on the [REDACTED] option. The landscaping plan was presented. There were two options on the landscaping as well. The first was to only replace plants that warranted replacement and leave all the other items the way they are and trim back instead of removing. That options cost was [REDACTED]. The second option was to remove all unwanted items and add new landscaping as presented in a landscape plan reviewed by the Board. Area landscaping also proposed a 365warranty on all plant materials other than annuals and will trim, weed and maintain the new landscaping for a period of 90 days at no additional charge and perform wet checks every 15 days at no additional charge. After discussions the Board decided to go with the option that included the new landscape plan at a cost of [REDACTED].

MOTION

Motion made to accept the [REDACTED] irrigation repair bid and the [REDACTED] landscaping bid for the front entrance from Area Landscaping.

Motion made by Sue and seconded by Tova.

MOTION

All in Favor...MOTION PASSED.

Doug motions to adjourn the meeting at 8:15PM. Sue seconded. All in Favor ...Motion Passed!

**The next scheduled Board Meeting will held on Tues. Nov 18, 2014 at
Sugar Sand Park Community Center off Military Trail
At 7:30 PM**