

Cape Conroe POA

Board of Directors Meeting

September 9, 2020

7:00 p.m.

Meeting Minutes

- I. Meeting Called to order- 7:00 p.m.
Those in attendance- Simon Bandaza, Jim Mauch, Paul Rex, Jim Allen, Robert Rosenfield, Frank Skyvara, Kerrie Bushman, Sidne Eagan, Roseann Zolka, and Tammy Perry with IMC.
Not here: Amber Keyser
- II. Public Comments- 1 guest in attendance
- III. Approval of Board of Directors Meeting Minutes for:
August Minutes 2020- Jim Mauch motions to accept minutes, 2nd Robert motion carries.
- IV. Treasurer's Report August 2020- Frank went over the reports, Kerrie motions to approve, 2nd Sidne motion carries.
- V. Legal-
Will discuss in Executive Session-
- VI. Committee Reports:
 - a. Architectural Control- Chad Chairman- There were 5 new home applications submitted for approval. 4 have been approved 1 waiting for additional information. Jim A. motions to approve the variance for Lakeview, 2nd Jim M. motion carries.
 - b. Maintenance/Special Projects- Jim Allen & Jim Mauch –Light has been ordered at the Cape Conroe entrance sign.
 - c. Security- Paul Rex nothing to report.
 - d. Community Relations- Simon Annual BBQ and Annual Meeting October 4. Deposit was made for BBQ.
 - e. Utilities and Roads- Frank Skyvara & Simon Bandaza all in good shape a few areas that will need attention.
 - f. Pool/Clubhouse & Playground- Simon & Kerri- Roseann stated that when bringing the supplies in please do not block the cabinets.
- VII. New Business:
 - a- Newsletter- approved with corrections.
 - b- Bid for Dock board replacement- Jim Allen stated that he spoke with contractor to add the boards done that was approved at August meeting and a new bid was given to fix the uneven boards and sand down for \$1180. Frank motions to approve the bid of \$1180, 2nd Jim Allen motion carries.
 - c- Budget 20-21- Frank presented the budget and spoke of the large item expenses. Frank went over the years of large item expenses 2017 to 2020 with year end retained

earnings. Kerrie motions to approve budget with Legal increase to \$10K, 2nd Jim Mauch, motion carries.

d- ACC Application revision- Executive session - Kerrie motions to approve variance of 50% increase on Hardi Plank, 2nd Robert, motion carries 4 for, 3 against, 1 abstained.

e- Bid- Tree Trimming submitted from Glen Martin for \$680 to trim and remove tree limbs along the chain link fence back of the clubhouse, 2nd Robert motion carries.

VIII. Old Business-

None at this time.

This meeting could adjourn to an executive session meeting on any topic.

Adjournment- 8:44 p.m.