

**CATALINA COVE HOMEOWNERS ASSOCIATION
APPROVED MINUTES OF BOARD MEETING**

DATE: June 14, 2023

TIME: 5:30pm ZOOM

CALL TO ORDER: 5:30pm

ROLL CALL: Carla Douglas, President, Bill Shemela, Vice-President, Julia DePascale, Serena Tita, and Gloria Reed, Property manager

READ/WAIVE PREVIOUS MINUTES: Motion to Waive, Julia DePascale, 2nd by Bill Shemela. Motion carried.

PRESIDENT'S /MANAGER'S REPORT: Recapped the Repair Projects the Board completed in the last two months.

New landscape company; Xtrim,

New irrigation company that upgraded the sprinkler heads and worked on the pond:

All Phase Irrigation and Landscaping company.

Naturzone inspected and treated the grounds for mole activity.

Triangle Pool Service: Replaced the chemical controller and the chemical feeder system.

Obtained Quotes to replace one Fire Hydrant: Pye-Barker and Piper

ARC requests: 14515 Catalina Circle and 9476 Tradewinds Ave. More information is needed before approval.

TREASURER'S REPORT: May Financial were sent to the Board on June 6, 2023.

OLD BUSINESS:

The Painting Project left some lanais with unwanted paint. The Board will follow up with the painting company.

The irrigation System was already discussed.

The Board inquired about the roadwork that was completed and if the drainage had improved. This will be evaluated after more rain has fallen.

NEW BUSINESS:

Appoint Joseph Moore as Board of Director: Motion made by Julia, second by Bill to appoint Joseph Moore as a board of Directors. He will serve as the Secretary. Motion carried.

Painting Project future process: Unit Owner must notify the Board or Manager as to what area they want to paint, the color of paint; if no paint in storage, request paint from paint distributor who will have it delivered to the property.

Tennis Court Resurfacing and Door Repairs: The Board has received a quote to have the tennis court cleaned, painted, and refurbished. Repair of three entry doors will also be added to the quote.

Pool Grass area ideas: Suggestion is to send out a survey to all owners.

Tree Trimming and Owner Garden Areas: The landscaper will remove the tree involved and owners must maintain their own garden areas especially during storms.

Review Documents from Attorney: The rule changes the Board recommended must be verified and finalized through the attorney. Then notice will be sent to all owners with a date of approval.

OPEN FORUM: Web site Information: Certificate of Liability and Disaster Guideline Upgraded Naturzone information requested, about rat boxes. Statements to owners regarding additional painting of fences needs to be requested from Lowes painting.

There was a total of 11 participants on zoom which included the Board members.

NEXT MEETING DATE: August 16, 2023, at 5:30pm.

ADJOURNED: 6:08 PM.

Minutes Prepared by: Gloria Reed, LCAM