

CATALINA COVE
SPECIAL BOARD OF DIRECTORS MEETING MINUTES
ADOPTION OF AMENDED RULES AND REGULATIONS

DATE: July 11, 2024

TIME: 5:30pm ZOOM

CALL TO ORDER: 5:35pm

ROLL CALL: Carla Douglas, President, Bill Shemela, Vice-President, Julia DePascale, Treasurer, Joseph Moore, and Henry Foucher, Directors and Gloria Reed, Property manager.

Owners Present by Zoom: 5

READ/WAIVE PREVIOUS MINUTES (05/29/24): Motion by Carla Douglas, to waive the reading of the minutes, seconded by Henry Foucher. Motion carried

PRESIDENT'S REPORT: Included the new business listed on the agenda.

The pool pump -capacitor was repaired, and still under warranty.

The pavement-sealing project is still ongoing. Some weather delays but Phase 2 should start Friday.

One Speed bump will be replaced on the Tradewinds side of the property.

Tree Trimming will begin in several weeks by our landscaper.

OLD BUSINESS: Discussion of New Rules:

President Carla Douglas discussed the rule changes of the items below. The following rules were specifically identified as being changed: 3,5,6,7,8,10,17,19 and 20.

The Board was advised by the attorney that the seawall is common property, but the docks are not. The Board will discuss and include the maintenance of the wall when drafting the budget for 2025. Per information from the attorney, the association is not allowed to limit the number of cars an owner or tenant has for their personal use. We can direct specific spots for their parking for the extra cars.

MOTION TO ADOPT THE NEW RULES:

Motion Made by Joseph Moore, 2nd by Bill Shemala to adopt the rules and regulations dated July 2024. The vote was unanimously approved by the Board.

NEW BUSINESS:

Continued: Sidewalk Repair-Tradewinds

NEXT MEETING DATE: To be Announced for a September Meeting.

ADJOURNED: 6:07 PM.

Minutes Prepared by: Gloria Reed, LCAM