



Englewood Isles Property Owners Association, Inc.
Unit 4, 5 and 6
1811 Englewood Road #240
Englewood, Florida 34223-1840 Web: www.EIPOA.org

MEETING MINUTES - Corrected

BOARD OF DIRECTORS AUGUST 17, 2022 MEETING

Meeting Brought to order 6:00 pm via ZOOM

Attendance: In attendance were President Gail Turner, Vice President Bill Callahan, and Frank Collin, Treasurer. BOD Members included, Juergen Kroos, Barb Moitoza, and Bill White. Absent were Stan Gdowski Priscilla Mc Laughlin and Secretary Elizabeth Laflamme,.

A quorum was present.

The Agenda was provided to each Board Member.

Approval of BOD Minutes: Board Meeting Minutes for May 11, 2020 were unanimously approved as presented.

President's Report:

Road Resurfacing: Gail Turner informed the Board that she has contacted Sarasota County again requesting a schedule for the resurfacing of the roads within Englewood Isles. The County will evaluate all roads in Sarasota County in 2023, and at such time, we should know the schedule for our roads. The roads will not be resurfaced in 2022, citing lack of money.

PCI Directory: Gail was contacted by PCI, who publishes the Annual Directory, stating that there could be no free directory for 2023 due to a lack of advertisers and also demanding that there must be a single point of contact for all of Englewood Isles, not the 8 individual contacts. Gail stated she would organize a meeting with all the Unit Presidents requesting help in promoting advertisers and asked Bill Callahan to be the single point of contact within the Isles, which he agreed to.

Treasurer's Report: Frank Collins: EIPOA checking \$37,848.87; CD \$5,745.38 and receivables \$17,121.00.

Secretary's Report: The March and May Minutes will be posted on our website.

Committee Reports:

Architectural Review: Stan Gdowski was absent without a report.

EI Parkway Association Report: No report for the Parkway

Communications Committee Report: Priscilla McLaughlin was absent. Newsletter is scheduled for late October 2022.

Elections Committee Report: Bill Callahan reported no elections until January 2023

Fine Committee Report: Bill Callahan: No fines have been levied.

Property Maintenance Report: Gail has been in contact with Capstone Management to replace our present CAM, "HAMMA", who performs our Property Maintenance inspections and associated letters. This transition will start on September 1, 2022. There was a motion made and seconded, and unanimously approved, to give Gail the authority to negotiate a contract with Capstone Mang. to fill this requirement.

Social Committee Report: Elizabeth Laflamme reported that her committee was in the process of organizing an October Block Party slated for late October. Details to follow.

SWCA Report: The President reported that there has been no meeting for more than 2 years and wondered if the organization still exists. Bill Callahan to contact the President of SWCA, Gary Nieskes.

Welcome Committee Report: No report available.

Old Business:

Fractional Ownership: Fractional Ownership was discussed. Legal has supplied language for a Covenant Amendment. Consensus was that the requirement to Amend the Covenants was not obtainable at this time due to the lack of any concrete evidence that a fractional ownership exists nor has been planned within EIPOA.

Rental Property: Rental Property was also discussed. The Covenants specifically governs rentals. Discussion occurred to obtain more information on the Estoppel Request Form including emails, phone numbers and a copy of the lease agreement if the property is to be rented.

Electronic Voting: Gail has asked legal if electronic voting was permissible under our Covenants and Bylaws. Legal affirmed that it is legal. Gail will ask Capstone, our new CAM, what electronic voting procedures or software they use. She will report to the Board her findings. This process could be used anytime at Annual Meetings or anytime the Association requires input from the membership.

Englewood Water District Fence: The water dept. constructed a fence to surround the pump station on Gladstone Blvd. The discussion involved asking the water dept. to remove the fence. If that option is not viable, then plant shrubs to obscure the stark white vinyl fence. Some members voiced that they thought it was an asset and leave it as is. Gail to discuss options with the water dept.

Landscape Watering Landscape Watering was discussed and the consensus was that the watering restrictions were under the authority and enforcement of Sarasota County, (see Article 11-A of our Covenants).

Meeting Adjourned at 5:45 pm.

Respectfully submitted,

Elizabeth C. Laflamme, Secretary (W. Callahan)