

**CAPE CARANCAHUA PROPERTY OWNERS' ASSOCIATION
BOARD OF DIRECTORS MEETING
November 11, 2018
Minutes**

President Dan Dittrich called the meeting to order at 1:01 p.m. Board members Marie Weakley, Charles Taylor, Larry Schroeder, and John Bock were present.

Mr. Taylor moved to accept the minutes of the October 10, 2018, meeting as printed. Mr. Bock seconded the motion, which passed unanimously.

Financial Report – Charlie Taylor

Mr. Taylor asked for questions about the Capital Summary, Profit & Loss Report, Profit & Loss Budget Performance, Petty Cash Report, and September check register. Mr. Taylor reported that the Cape's insurance agent had negotiated a better rate for the liability insurance for 2019.

Maintenance Report – Larry Schroeder

1. Performed routine maintenance to all equipment
2. Performed routine mowing on lots, road sides, and common grounds
3. Oversaw gravel road blading and resurfacing work
4. Patched holes in paved roads
5. Sprayed insecticide throughout Cape multiple times
6. Killed or cut weeds around culverts, signs, and roadsides
7. Repaired spikes on exit side of entrance gate
8. Install new parcel box at mail kiosk
9. Placed chain between posts at boat ramp
10. Repaired loose boards on piers
11. Oversaw resurfacing of Mollnar

ACC Report – Marie Weakley

Seven building permit applications were approved in October with \$200.00 collected in permit fees.

Legal and Compliance Report – John Bock

Violations of CCPOA deed restrictions continue to be addressed on an individual basis through any legal avenue open to the Board. Non-compliance fees are being charged on a daily basis to three property owners who ignored multiple legal notices to correct violations.

Old Business - there was no old business

New Business

After discussion, Mrs. Weakley moved that a \$100.00 non-compliance fee be charged to the account of Stuart Walker for failure to comply with the Cape's fireworks ban. Mr. Schroeder seconded the motion, which passed unanimously.

After discussion, Mr. Taylor moved that daily non-compliance fees of \$25.00 be charged beginning November 12, 2018, to the accounts of Annette Linseisen and Jeff Dunbar for failure to comply with certified letters about needed repairs to buildings on their properties.

Mrs. Brooks reminded everyone about the Capers' annual Christmas dinner on December 8 and the New Year's Eve dance at the Community Center.

Property Owners Registered to Speak - none

The next Board of Directors meeting will be on Wednesday, December 12, 2018, at 6:00 p.m. at the Library.

The meeting was adjourned at 1:27 p.m.

Daniel Dittrich
Approved
December 12, 2018

Respectfully submitted
Judy Hollingsworth, Scribe