

CASA CASELLES HOMEOWNERS ASSOCIATION
ANNUAL MEETING: FEBRUARY 16, 2016, 5:00 PM
UNIT 15, CASA CASELLES

Self-Introduction of Homeowners:

Attendance: (Unit 1) Andy Celli and Kai Shrade; (Unit 2) Susan and John Sikich; (Unit 3) Huge Key; (Unit 5) Sheila Bellefleur; (Unit 10) Doug Sieman and Loie Blackstone; (Unit 11) Eddie Morris; (Unit 13) Ruth and Wally Naset (Unit 14) Janice Moody and Clay Cormicle; (Unit 15) Martin Wade and Lynn Noble; (Unit 16) Sandy Coffman; (Unit 18) Jim and Vicki Grant; (Unit 20) Michael Ingram

By Proxy: Units 4, 6 & 9

Approval of 2015 Minutes. Moved for approval and seconded.

Presidents Report: Eddie Morris

Review of 2015: No storms with any damage. Units 2 and 9 sold. Unit 12 is for sale. A new more efficient sprinkler system along with new soil and new plants were put in the front planter boxes . Between units 5 and 6 a new gate system was placed. The pool heater was repaired and may be replaced in 2017. A large palm tree was removed near the front and replaced with a thatch palm. Dale and Barb Bardes donated the Mutt Mitt system for animal waste. A new sign was placed outside the gates stating that Casa Caselles is a private residence and no rentals allowed.

Legal Issues: The legal proceedings against Unit 17 are moving forward and we expect a favorable outcome on the foreclosure in the near future.

New residence directories were handed out to those in attendance.

Treasurer's Report: Eddie Morris

Revenues & Expenses – Budget vs. Actual for the year ending December 31, 2015 was handed out and explained. Excess of revenue over expenses for fiscal year 2015 is \$49,270.97.

Profit & Loss Budget Overview for 2016 was handed out and highlights discussed.

Motion to approve 2016 budget was made and seconded.

Projects for 2016:

The dumpster has been updated with a new dumpster with sliding doors and wheels along with new walkway and exterior gates.

Due to the sea grass and water coming over the sea wall, a new light switch for the landscaping lights will be installed on Unit 10.

The building is scheduled to be painted in May. The Association will pay for all exterior walls and underneath the arches. Please notify Eddie Morris if you wish to have the

painters paint underneath and garage area. Homeowners were asked to look for any spalling repairs that need to be fixed before painting begins

No additional Old Business.

New Business:

Jim Grant (Unit 18) asked for a no smoking sign for the pool area. After discussion, Jim made a motion to add "No Smoking Allowed" to the pool's list of restrictions sign. Susan Sikich seconded. Motion passed.

There being no further business the meeting was adjourned at 6:30 p.m.