

CASA CASELLES HOMEOWNERS ASSOCIATION
ANNUAL MEETING: FEBRUARY 6, 2018, 5:00 PM
UNIT 15, CASA CASELLES

Self-Introduction of Homeowners:

Attendance: (Unit 1) Andy Celli; (Unit 3) Hugh Key; (Unit 5) Sheila Bellefleur; (Unit 7) Barbara Bardes; (Unit 8) Diane Vallilee; (Unit 9) Marcia and Brad Magee; (Unit 11) Eddie and Elizabeth Morris; (Unit 13) Ruth and Wally Naset; (Unit 15) Martin Wade and Lynn Noble; (Unit 16) Sandy Coffman; (Unit 17) Linda and Alan Fallone; (Unit 18) Vicki and Jim Grant; and (Unit 20) Michael Ingram

By Proxy: Units 4 & 6

Approval of 2016 Minutes: Sandy Coffman

Moved for approval and seconded.

Presidents Report: Eddie Morris

Review of 2017: Hurricane Irma caused \$30,000 in repairs to Casa Caselles. Damages to the roof, pool, landscaping, lighting and sprinkler system all repaired. The Tree Commissioners approved all tree removal.

A new pool heater was installed and running.

Cleaned and sealed the pavers prior to hurricane Irma.

The buildings were checked for any additional spalling and repaired before the complex was painted.

New residence directories were handed out to those in attendance. The directories are now digital.

Treasurer's Report: Eddie Morris

Revenues & Expenses – Profit and Loss Budget vs. Actual for the year ending December 31, 2017 was handed out and explained. Excess of revenue over expenses for fiscal year 2017 was \$14,878.89.

Balance Sheet Previous Year Comparison was handed out and discussed.

Profit & Loss Budget Overview for 2018 was handed out and highlights discussed.

Motion to approve 2018 budget was made and seconded.

Projects for 2018:

New planters will be installed in the two designated compact car parking areas out front.

Four new outdoor security cameras will be installed. The cameras are digital with face recognition, has night vision capability and doesn't record over itself for up to 30 days. Two cameras will be installed in the front and 2 in the back.

Front balcony railings, fences, gates and dumpster gates will be painted in May with the same paint that is on the pool gates. Residents who wish to have their back balconies and fences painted will be charged \$920.00 per unit.

Old Business:

No further old business.

New Business:

A motion was made, seconded and approved to explore the costs of running Christmas lights from the front gates to the pool. Jim Grant to head up a task force.

Adjourn:

Motion made and seconded. Meeting adjourned at 7:30 p.m.