

TOWN & RIVER CIVIC ASSOCIATION, Inc.
BOARD OF DIRECTORS MEETING MINUTES [Unapproved]
Thursday, December 14, 2017

CALL TO ORDER

President Tony Pocklington called the meeting to order at 6:30pm at the South Pointe South Clubhouse.

OFFICERS & DIRECTORS PRESENT

Present: Directors Kay Gloris, Marge Byrne, Mark Generales, Rick Ginsburg, Bruce Rockenstein & Brian Sumwalt. Secretary/Treasurer Gary Hudson, Executive Secretary Sally Stigler & Richard DeBoest, Esquire were also in attendance. No residents were present.

Absent: Director Martha Smith

SPEAKER: Association Attorney, Richard DeBoest

Mr. DeBoest spoke at great length regarding short-term rentals in T&R; offering advice & options available to amend the current DOR. The current DOR does not address the issue of rental properties, & short-term rentals have become problematic. The issue is further complicated with 3 DOR's governing the Community. Mr. DeBoest will review the 3 DOR's & counsel the Board on the best way to proceed. He will also draft amendments for each DOR. He will speak at the Annual Meeting January 25, 2018 & present legal advice & drafted amendments, as well as answer questions.

APPROVAL OF MINUTES – November minutes were approved by motion.

TREASURER'S REPORT (Gary Hudson)

Gary emailed financial reports to the Board prior to the meeting. He noted expenses such as storage fees, etc. will increase in January 2018. Liability Insurance has been secured at a cost of \$615.00 per year. With no questions presented, the Treasurer's Report was approved by motion.

COMMITTEE REPORTS

TRIU (Town & River Improvement Unit) – Tony Pocklington

No report was presented

Lake Committee (Brian Sumwalt)

Brian stated all is well with the lake.

Deed of Restrictions (DOR) Committee & Architectural Review (Tony Pocklington & Brian Sumwalt)

The current violation list was reviewed & updated. Architectural Approvals include an addition at 9731 Cypress Lake Dr. & a pool at 9960 Cypress Lake Dr.

NEW BUSINESS

Nominating Committee (Gary Hudson)

Gary reported the Board needs to fill 3 vacancies. Marge Byrne & Bruce Rockenstein will be on the ballot at the Annual Meeting; & possibly Renee Notes & Mark Maddok.

Dues Increase (Tony Pocklington)

A discussion ensued regarding raising annual dues to \$100 beginning January 2019. A vote was conducted with 3 Board members voting for the increase & 4 Board members voting against an increase.

Annual Meeting Speaker

After discussion it was decided a speaker is not necessary since Mr. DeBoest present a talk regarding short-term rentals in T&R.

ADJOURNMENT

With no further business to discuss, the meeting was adjourned by motion at 7:45pm. The next meeting will be the Annual Meeting 6:30 Thursday, January 25, 2018 in the Fellowship Hall of the Cypress Lake United Methodist Church, 8570 Cypress lake Dr., Ft. Myers, FL. All Owners are welcome & encouraged to attend.

Respectfully submitted,
Sally Stigler
Executive Secretary