

**Bell Tower Park Property Owners Association, Inc.  
c/o Cardinal Management Group of Florida, Inc.  
5100 Bell Tower Park Boulevard Ft. Myers, FL 33912**

DATE: August 24, 2021

TIME: 7:00 pm

**MINUTES**

I. **Call to order:** 7:00 PM

II. **Determination of quorum & roll call:**

Konnie Yankopolus, Vince Vaccarino, Steve Cleveland, Martha Harrie, Tony Reed, and George Eckhardt (CAM)

III. **Review and consideration:**

Prior meeting's minutes: Happy Hour Date needing Correction. Once Approved, Motion to Approve V. Vaccarino, Second M. Harrie; All in Favor.

IV. **Treasurer's Report**

- a. Changes are shown from Presidents of all association are working on a new contract with Cardinal Management and foreclosures.
- b. Pruning was a little bit higher than normal
- c. Fountain item line had a large credit for a miss categorized expense meant for the reserves

V. **Community Manager's Report:**

- a. Primary Install of the Conduit for Blue Stream in the Carriage Homes is complete and moving towards the Courtyard Homes II. Not yet started the Courtyard Homes I.
- b. Blue Stream Beta Units may start as early as September.
- c. Insurance Inspector came out and asked we re paint everything in the playground.
- d. The Gate arm is malfunctioning and turning red and green at the wrong times, the board on the main unit is under warranty, and it is being looked at.
- e. Having continuing issues with the current pest control company. George has been in contact with the parent company and regional director to remedy issues. Proposals have been requested from a few companies and the few that have been received are much higher than the current one we have.

VI. **Committee and Liaison Reports:**

Activities -Building & Amenities: No New Business

Security: No New Business

Landscape: No New Business

Maintenance: No New Business

VII. **Old Business:**

- a. Review issues and give direction on association's current pest control provider- Covered in CAM Report

VIII. **New Business:**

- a. Approval of 2021 Mulch contract (Not to exceed amount on the bid): Motion to Approve T. Reed, Second M. Harrie; All in Favor.
- b. Approval to not put mulch on the sides of the homes in Carriage Homes Motion to Approve V. Vaccarino, Second S. Cleveland; All in Favor.
- c. Approval of 2021 Palm tree pruning: Motion to Approve M. Harrie, Second K. Yankopolus; All in Favor.

- d. Social Committee Bonnie Osgood stepping down as chair request to appoint Joey Raines as new committee chair. Motion to Approve S. Cleveland, Second K. Yankopolus; All in Favor.
- e. Removal of Cardboard Palms in Courtyard I and Courtyard II. Replacing said Palms with either a Triple Robellini palm, Yesterday Today Tomorrow (Brunfelsia) or the wedding Bouquet plant (Plumeria Pudica): Motion to Approve M. Harrie, Second V. Vacarrino; All in Favor.
- f. Request permission to accelerate the Reserve schedule for the purchase of replacement Treadmills in 2022 Motion to Approve M. Harrie, Second S. Cleveland; All in Favor.

IX. **Adjournment**