

**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: March 25, 2024 – **ANNUAL MEETING**

TIME: 6:00 PM

LOCATION: Hybrid - Virtual Meeting/Live – BTP Office

## **Minutes**

- i. **Call to order @ 6:06PM** - voting officially closed.
  
- ii. **Determination of quorum & roll call**
  - George Eckhardt - CAM Manager – In-person
  - John Davenport – President – In-person
  - Mike Lewis – Treasurer – In-person
  - Paul Niss – VP – In-person
  - Jodi Harrison – Secretary – In-person
  - Ron McEwan – Member at large – In-person
  
- III. **Proof of Notice of Meeting**
  - Emailed (478) to homeowners by George Eckhardt - CAM Manager
  
- IV. **Review: Prior ANNUAL meeting minutes – March 2023 –**
  - Emailed to homeowners and copies available by George Eckhardt - CAM ManagerMotion to accept the March 2023 meeting minutes.
  - 1st – David Gardner
  - 2nd – Mike Lewis
  
- V. **Elect Homeowners to the Board of Directors**
  - I. 497 votes cast
  - II. New Board Members elected:
    - John Scardella - 100
    - **Paul Niss – 120**
    - **Mike Lewis - 127**
    - **Jodi Harrison – 150**
  
- VI. **Reports: None**

**VII. Unfinished Business: None**

**VIII. New Business: None**

**IX. Voting Results:**

a. Vote to Roll Over Excess Funds from 2024 to 2025.

a. **153 = Yes**

b. 2 = No

b. Waive 2024 Financial Reporting Requirement.

a. **137 = Yes**

b. 19 = No

**X. Adjournment – 6:55**

### **ORGANIZATIONAL MEETING AGENDA**

(Immediately following the Annual Meeting)

**I. Call to order @ 6:59**

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

- George Eckhardt - CAM Manager – in-person
- John Davenport – President - in-person
- Paul Niss – VP - in-person
- Mike Lewis – Treasurer – in-person
- Jodi Harrison – Secretary – in-person
- Ron McEwan – in-person

**III. Proof of meeting Notice**

- Emailed to homeowners and read out by George Eckhardt - CAM Manager

**II. Appointment of Officers**

- **Motion to nominate Ron McEwan – President**  
1st – Mike Lewis  
2nd – Paul Niss  
2 opposed – motion carried.
- **Motion to nominate Mike Lewis - Treasurer**  
1st – John Davenport  
2nd – Jodi Harrison

- **Motion to nominate Jodi Harrison - Secretary**

1st – John Davenport

2nd – Paul Niss

- **Motion to nominate Paul Niss - VP**

1st – John Davenport

2nd – Ron McEwan

**III. Adjournment @ 7:02**