

**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: May 21, 2024 – **Special Assessment - Sports and Tennis Courts Complex Project**

TIME: 5:30 PM

LOCATION: Hybrid - Virtual Meeting/Live – BTP Office

## **Minutes**

### **i. Call to order @ 5:30PM**

### **ii. Determination of quorum & roll call**

- Linda Nunez - CAM Manager – In-person
- Ron McEwan – President – Phone
- Mike Lewis – Treasurer – In-person
- Paul Niss – VP – In-person
- Jodi Harrison – Secretary – Zoom
- John Davenport – Member at large – In-person
- 7 Participants on the bridge
- 20 Clubhouse attendees

### **III. Proof of Notice of Meeting**

- CAM has emails and mailed homeowners Special Assessment meeting notice  
**Email – May 17, 2024**  
**Post Office – May 17, 2024**

### **IV. Discuss & Approve Tennis Court Conversion Special Assessment**

- There is \$35,000.00 in the Reserve that can be deducted from the total cost, leaving a balance of \$181,670.00.
- Dividing \$181,670.00 by 478 units **equates to \$380.00 per unit.**
  - Q&A – Making multiple increment payments will be individually presented to the board and approved by the board.

Motion to approve the special assessment with a July 1, 2024, payment date.

1st – John Davenport

2nd – Mike Lewis

### **V. Adjournment – 5:55**