

**CYPRESS VILLAGE PROPERTY OWNER'S ASSOCIATION, INC.
108 CYPRESS BLVD W
HOMOSASSA, FLORIDA 34446**

**MINUTES OF A MEETING OF THE BOARD OF DIRECTORS
FRIDAY, JULY 20, 2018
Sugarmill Woods Country Club @ 9:30 am**

The notice of meeting for this date was posted more than 48 hours in advance of the meeting on the CVPOA Communication Board. This meeting is the monthly meeting of the Board of Directors. The meeting was called to order by President Miller.

The roll was called and the following Officers and Directors were:

Present

Tim Miller

Robin Orban

David Davenport

Carol Busch

Jack Marshall

Angela Tanzer

Rick McCollum

Excused

Vicky Bolton

Also present was Ellen Deppolder, CAM, Michelle Thomas, CAM, and Geri Bond, VSC.

Meeting called to order at 9:30 am, quorum was established.

Approval of Minutes

MOTION to approve minutes from June 15, 2018 by Angela Tanzer, seconded by Robin Orban, all in favor.

Public Comment

Many residents attended this meeting. Discussion, questions and answers, etc. were asked by residents and answered by the Board, as well as Geri Bond with Villages Services. Questions and concerns were pertaining to the expired deed restrictions within Cypress Village.

Discussion was held regarding including a line item in the budget for MRTA costs and including a sentence in the disclosure statement stating that the restrictions are under the revitalization process – Ellen Deppolder stated a MRTA line item has been added to budget and will have the disclosure statement revised.

Items for Disposition

- MOTION by Rick McCollum to appoint Angela Tanzer Secretary of CVPOA, seconded by Dave Davenport, all in favor.
- Homeowner is contesting the decision regarding the tree work order for 7 Bonnie Ct S. Discussion was held that the tree is healthy and completely in the greenbelt. MOTION was made by Carol Busch that no further action was required on the issue, seconded by David Davenport, all in favor.
- Discussion regarding Mr. Andes' account was postponed until further information is collected for board.

Administration Report

- Audit is in process, need few more documents.
- Homeowners have asked for evening board meetings each quarter - this was postponed as a place needs to be located to hold the meetings.
- Mr. & Mrs. Boyd requested a refund for the estoppel fees they were charged when closing on their three properties in Cypress Village. The board and VSC informed the owners they would need to look further into this to see if there was an error.
- We have received over 1000 bylaw proxies back and continue to receive them daily. The proxies have been sorted and are ready for Michelle & Angela to count beginning July 30th.

Treasurer's Report

No report.

Vice-President Report

No report.

ACB Report

Jack Marshall reviewed report in packet. MOTION to accept report by Angela Tanzer, seconded by David Davenport, all in favor.

Common Area Committee/Greenbelt & Trees

Carol Busch stated less trees are being cut down.

Deed Restriction Committee

Rick McCollum reviewed report in packet. Board agreed to invite Mark Green from Citrus County to the August meeting to discuss what the county can enforce during the time the deed restrictions are expired. Lawn of the month 11 Elder Ct W.

Public Safety

Jack Marshall reviewed report in packet. Jack Marshall stated that he read an article that picking of saw grass palmettos was unlawful effective July 17, 2018.

Policies & Procedures

No report.

Communications/Technology

No report.

President's Comments

None.

Unfinished Business

None.

New Business

Villages Services contract addendum was reviewed. MOTION by Carol Busch to approve the addendum, seconded by Rick McCollum, all in favor.

Resident suggested that a microphone be used at future meetings so all attendees can hear better.

Adjournment

Tim Miller adjourned the meeting at 10:52 am.

The next meeting will be held on August 17, 2018. This will be a regular Board of Directors meeting and will be held at the Sugarmill Woods Country Club.

Victoria L. Bolton

Secretary