

COVE POINT HOMEOWNERS ASSOCIATION, INC.
A Not -for-Profit Corporation

MINUTES OF THE BOARD OF DIRECTORS MEETING

The meeting was scheduled for August 16, 2025 at the home of Dick and Kammy Marcotte, 1909 Tradewinds Circle, Venice, FL

Notice of the meeting was sent to each director, posted on the property and E-mailed 10 days prior to the meeting in accordance with the by laws of the Association and the requirements of the Florida Statutes.

Quorum: A quorum was obtained following a roll call of board members present: Harry Slocum, Derek Conklin, Fran Copeland, Bob Simone and Richard Marcotte.

The meeting was called to order by President Fran Copeland at 10:02 a.m.

A motion was made by Bob Simone and seconded by Derek Conklin to dispense with reading of the June 14, 2025 Meeting. Passed unanimously.

Report of Officers:

a). President: Fran Copeland

Update on storm drains at 1924, waiting for date from Country Oak to repair.

b.) Treasurer: **Derek Conklin**

The financial report is on the website. Derek went over each account and reported that all is in order.

c.) Accepting the financial reports into records: **Derek Conklin**

A motion was made by Dick Marcotte and seconded by Bob Simone to accept the report as read. Passes Unanimously.

COMMITTEE REPORTS:

ARCHITECTURAL REPORT: No Report

LANDSCAPE AND IRRIGATION COMMITTEE REPORT: by Derek Conklin

A few minor issues regarding the irrigation system were discussed and will be fixed.

COMPLIANCE: Derek Conklin: Derek will speak with Blue Heron to get them to try not to direct the leaf blowers and trimmers away from the houses.

ENVIRONMENTAL: No Report

UNFINISHED BUSINESS:

Certification of Board Members: Fran again expressed her concern that the board hasn't taken the Board Certification that is required by The State of Florida. All members agreed to get it done.

Congratulations to Derek for completing the course.

Uplighting Entrance Palms: It was Bob Simone's recommendation that we complete the project in the fall when the weather is better.

Paver/irrigation at the entrance: Special thank you to Richard, Clair and Ivan for a job well done. The board agreed to add \$200.00 to the original estimate.

Mulching: The board agreed to just mulch the common areas. This will save our HOA substantial money.

A special "Thank You" to the Creglows for taking care of our Flag.

NEW BUSINESS:

Karen is updating the Alteration Review Application and will keep us posted.

SCHEDULE NEXT REGULAR MEETING. October 18, 2025 at the home of Bob and Barb Simone.

Adjournment: 11:17 am.

Motion made by Derek Conklin and seconded by Dick Marcotte. Unanimously passed.