

Imperial Golf Estates Homeowners Association, Inc.

c/o Sandcastle Community Management
9150 Galleria Court, Suite 201
Naples, FL 34109
Phone: 239-596-7200

Minutes

Board of Directors Meeting

February 28, 2019

8:30AM

Sandcastle Community Management

1. **Call to Order:** The meeting was called to order at 8:30AM by President, Charlie Litow Toth. The following board members were present: Nathan Celauro, Charlie Litow, Gale Swartz, Martha Mugford and David Krause, also present James Kelly, CAM Director of Property Management representing Sandcastle Community Management and Mark Thieme IGE Superintendent.
2. **Proof of Notice/Quorum:** Notices on the community Bulletin Boards. Quorum was established.
3. **Approval BOD Minutes: January 16, 2019:**
 - A motion was made by Mr. Litow and seconded by Mrs. Swartz to approve the January 16, 2019 board meeting minutes as presented. The motion was unanimously approved.
4. **IGE HOA Treasurer's Report - Financials:** No report

2018-year end financial report provided. CINC software transition delay, January financial report to be provided prior to the next board meeting
5. **IGEHOA President's Report:**

Director Litow briefly discussed four-unit owners who will be sent to the attorney due to delinquent accounts.
6. **GIB Report:** Mr. Celauro discussed the LED FPL light conversion has been approved. Bonness Road Project approved and will coordinate with IGE so that the main entry is the last area to be completed.

7. **Superintendent's Report:** Mark Thieme

Drainage;

Shortly before the paving project a drain project will need to be completed. 4 pipe replacement and 1 pipe grouting. Between 1922 and 1946 Imperial Golf Course BLVD. During that time the road will be blocked off over night causing the need to reroute around the southern section of the estates.

Road repaving project;

Phase 1 through 4 paving project will start approximately on May 15th.

Sidewalks;

The sidewalks in phase 1 through 4 will also be repaired prior to the paving project.

8. **Beautification Committee Report:**

New Director, David Krause will take the chairperson seat of the committee. Director Krause recommended future expenses could include plantings for and around the ponds for health of the body of water.

9. **Architectural Review Board Report:** Director, Gale Swartz will take the chairperson seat of the committee

February ARB report included two paint requests, two roof requests and two screen enclosures. All approved.

10. **Infrastructure, Roads (Storm Water Management and Drainage):** Infrastructure Committee

Mr. Celauro met with Bonness Inc. to discuss and obtain a bid sidewalk repair. Cost of 32,440

Storm drain pipe cleaning to be completed, cost of 25,550

Storm drain pipe repair to be completed prior to road way resurfacing, cost of 68,000

Comcast project in on target.

FPL LED Street light conversion delayed until further

Violations Report/ Martha Mugford

Rounds were made on February 2-10-23, 2019

I would like to thank the property owners who responded and corrected the violations that were noted by me when making rounds. Being a good neighbor will benefit everyone who lives in our community.

VIOLATIONS – Director Mugford

The Fining Committee met on February 18, 2019. There were six properties sent to the committee, and after review of the potential violations two of the properties were recommended to present to the Board for fines. The properties are: 2208 Regal Way (mailbox) and 2012 Prince Drive (roof). None of the property owners attended the Fining Committee meeting.

Remember, rounds are made monthly to apprise you of potential violations and after you receive a letter you have 14 days to make corrections or you will be sent to the fining committee.

NOTE: If your home, driveway and curb are stained from your sprinkler system, it is your responsibility to clean it or have it cleaned. There are many products and filters available in the stores for this project. There are many curbs and driveway stains that need attention.

NOTE: Unleashed dogs should be reported to Collier County Domestic Animal Services at (239) 252-PETS. Unleashed dogs are a violation of our HOA Declaration and Collier County Code. Please note the date and time when reporting.

Respectfully submitted,

Director Martha Mugford

The board approved the fine for 2012 Prince Drive Imperial Golf Course Blvd. Further investigation was requested for 2208 Regal Way

12. Unfinished Business: Stated above

13. New Business:

A. Assignment of Directors Positions: A motion was made by Director Celauro to approve the slate of, President Charlie Litow, Vice President Nathan Celauro, Treasury Pat McCabe, Secretary Martha Mugford, Director Gale Swartz, Director John Mickelson and Director David Krause. Motion second by Director Litow, motion passed

15 Next Meeting Scheduled:

The next Board of Directors meeting is scheduled for March 28th at 8:30AM at the Sandcastle Management.