

**Quarterly Meeting Minutes of the Property Owners  
January, February, and March  
Cape Carancahua Property Owners' Association  
May 19, 2024**

Vice President Charles Taylor called the meeting to order at 2:00 p.m. Other board members present were Larry Schroeder, and Paul Warren. Seventeen property owners signed the sign-in sheet. Mr. Taylor welcomed all, introduced the Board, and led the Pledge of Allegiance.

**Approval of the Minutes**

Tom Tucker moved that the minutes of the Quarterly Property Owners' Meeting on March 10, 2024, be approved as written. Dolores Brooks seconded the motion, which passed with no dissenting votes.

**Treasurer's Report – Charles Taylor**

Mr. Taylor invited everyone to look over the Capital Summary, Profit & Loss Budget Performance, and Profit & Loss Comparison reports.

**Maintenance Report – Larry Schroeder**

Mr. Schroeder invited everyone to look over the Quarterly Maintenance Report.

**ACC and Noncompliance Report – Paul Warren**

Twenty-one building permits were issued during the first quarter of 2024 including eight new home permits.

Non-compliance fees continue to be assessed when necessary.

**Legal Report – Charles Taylor**

The Cape foreclosed and auctioned Lots 1035 and 1321 in February. The Cape now owns those properties and they are for sale.

**Old Business**

Prepaid and Monthly Paid mowing is now being managed by our Maintenance Department. They are no longer contracted out.

The upkeep of the pools has been taken over by our Maintenance Department and is no longer contracted out.

**New Business**

Mr. Taylor and Mr. Schroeder reported on the budget and plans for road construction for the next year. No gravel roads will be converted next year but instead the road budget will be used to maintain the roads that have been resurfaced.

**Capers Report – Michele Haile**

Michele reported on the success of the recent Chili Cookoff and Easter Egg Hunt and reminded everyone of the upcoming Memorial Day Bake Sale on Saturday May 25, 2024. She also informed us that the Fourth of July Parade will be on Saturday July 6, 2024, beginning at 10:00 a.m. with the hot dog lunch to immediately follow the Parade.

### **Fire Department Report – Craig Brooks**

Craig reported on the success of the recent Fire Department Open House at the newly expanded Station. He thanked everyone for the volunteers and dollars that made it possible. He also reminded everyone of the Hurricane Season rapidly approaching and that we should make preparations for it.

### **Celebrations and Concerns**

**Next Property Owners' meeting** – The next Quarterly Property Owners' Meeting will be 2:00 p.m. August 11, 2024, at the Community Center. Potluck will be 5:30 p.m. August 10, at the Community Center.

David Bloxom made a motion to adjourn the meeting and Justin Guyer seconded the motion. The meeting was adjourned at 3:01 p.m.

Respectfully submitted,  
Bettie Sanders

/s/ Robert Johs  
Approved

August 11, 2024