

BAY LAKE ESTATES HOA BOARD MEETING

FEBRUARY 23, 2017

The board meeting was open by President Carla Hannay at 9:00 AM with a quorum present.

ROLL CALL: Board Present: Carla Hannay, Sylvia Richardson, Jane Ann Miller, Rosemary Baumgartner, Joyce Martin, Steve Rollison, Carol Turk. Leslee Jones Manager was present.

Residents present: Barb Myers and Suzanne Robinson Jones, Judy and Jim Gerage.

RESIDENT CONCERNS: Judy Gerage requested \$500.00 seed money for the beach picnic which will be held March 28th.

Overnight Parking was mentioned and Leslee stated that this is being addressed. Shuffle board courts need washed, Leslee stated that this has also been addressed. A question about outside sheds was asked and Leslee stated that they must be tied down.

Secretary's report was read and approved as corrected.

MANAGEMENT REPORT: Leslee stated that the new fence being placed behind Orange Blossom for this year will consist of 330 feet.

Leslee has been pricing the rings around the lights that are under the awnings at the clubhouse.

The pond fountain still needs some electrical work.

Mar 20th will be the Clean up for the bone yard.

Sign up sheet for manager's appreciation event will be Mar. 31st a sign up sheet will go out Mar. 3rd, and will last until Mar. 22nd. The Gummy Sharks will be providing free entertainment for this, however a tip jar will be out for donations.

Flamboyant Street will be re paved, sometime in April. The fence and street lights are in for contract.

Leslee mentioned that someone is allowing their dog to defecate in the laundry room and not cleaning up after. Two new homes will be coming in both 3 bedrooms, 2 baths.

OLD BUSINESS:

BY LAWS: Steve asked when the new board takes over, he was told at the April meeting under new business.

It was decided that the Board of Directors will vote on Mar. 21st at 1:00 PM. Jane Ann asked if she should prepare a ballot for this. It was decided that a ballot probably would not be

needed for this, however suggested to have one ready in case it would be needed copies could be made.

Steve stated that there are a lot of changes that need to be made to the by laws and he suggested that a whole new set of by laws be made after having them approved. It was discussed, when changes are made how this should be handled. After the bylaws are finished, they will be brought to the board for approval. Copies of the changes labeling what the by laws WERE and what they will be changed TO should be noted. Each member in good standing will be presented with a copy of these changes. They could be handed out to each member as they come in and sign the members in good standing who are eligible to vote. They will then be posted for the required time frame to be voted on. Steve also suggested that to keep the by laws short and concise, a policy and procedures pamphlet needs to be adopted. This way by laws don't need to be changed as often, and will make it much easier. It seems that the biggest issue right now is how to handle the elections involving the board of directors, and the terms of offices, so all the experienced directors are not all leaving the board at the same time. This will be worked on, and also presented back to the board. And it was mentioned that we could discuss this further on the date we have selected for the board of directors election on Mar. 21st if need be.

Clarification of minutes involving how liability insurance was paid for the first time will be presented to the association at the next meeting.

It was announced that the old bingo cards and chips were sold for \$50.00 and put in the bingo fund. Sylvia stated she thought that someone from the bingo committee was supposed to come to the board once in a while just to update them on things. Jane Ann stated that initially it was stated in the rules that the finances should be checked from time to time between the person in charge of the bingo monies, to make sure they are in check with what is in the check book. Rosemary stated that this is being done.

Rosemary presented a sheet with monies made for the Valentine's dinner dance, and the Rummage Sale.

She also mentioned that the older tables we have are getting in very bad condition and some new tables should be purchased. A motion was made by Carol Turk to purchase new tables but not to exceed \$500.00, seconded by Sylvia Richardson, majority was in favor(correction), with the exception of Steve Rollison..

NEW BUSINESS:

Carla mentioned she is currently working on appointing a Committee for Rent negotiations, she feels that the committee should consist of residents who reside in the park all year long since most of the negotiations are in the summer months. She is hoping to obtain another 3 year contract.

FROM THE PRESIDENT: It appears that decorations were purchased for Christmas without board approval. Nothing should be purchased without approval of the board first. Committee's have been making decisions without advising the President so she knows what is going on. Approval of the clubhouse should go through Joyce Martin, and if the clubhouse is available the person wanting to do a function should come to the board for approval. If events want to be held it would be a courtesy to at least try and have approval two weeks in advance. Also if you are in charge of a function, the chair person should always be kept advised of decisions . If you place articles in the newsletter pertaining to rent, monies, or

ELS they should be shown and approved by Leslee first. Again it was announced that alumni may come to functions as a guest of a resident.

Carla researched information on Service dogs, and ADA dogs that was quite informative to the board.

These laws may be viewed on the internet, for those that are interested.

There being no further business the meeting was adjourned at 11:45 AM

Respectfully submitted, Jane Ann Miller

Association Secretary