

EAGLE POINT HOMEOWNERS, INC.
BOARD OF DIRECTORS MEETING
November 17, 2010

CALL TO ORDER:

Meeting called to order at 1:30 p.m. in the Social Hall.

ROLL CALL:

Larry Dobson, Phyllis Kuc, Kathleen Lapcinski, Nancy Quillen, Larry Rhoades, Bob Roth, Charlie Worden
Quorum Present

READING OF MINUTES:

Minutes of October 27, 2010 meeting read and approved with two minor corrections.

Under new Business: Item c., should read 2010 not 2009;
 Item e., John Tarnowski's name should be fully spelled out.

TREASURER'S REPORT:

Kathleen Lapcinski gave report. (Report on file)

STANDING COMMITTEE REPORTS:

Audit--Bob Roth--Met Nov. 12--No disparities

Building & Grounds--Larry Dobson--Met Nov. 12--Minutes on file

Development--Charlie Worden--Met Nov. 9--Minutes on file

Finance-Kathleen Lapcinski--Met Oct. 26 and every Tuesday since.

They discussed the purpose and liability of the committee with regard to formulating the budget and reviewed 6 months actual and budget projections. The budget should be ready by the December 1, 2010 deadline.

Social-Nancy Quillen-Minutes on file.

SPECIAL COMMITTEE REPORTS:

P.A.C. - Kathleen Lapcinski--No report as they meet on same day as our board meetings.

OLD BUSINESS:

Defibrillators--to be discussed further at our December 2010 meeting.

NEW BUSINESS:

a. Larry Dobson discussed proposed asphalt repairs. Contractors have been contacted, research is ongoing, and this should be a budget item at the annual meeting.

b. Revised yearly dock rental--Motion by Larry Dobson, 2nd by Charlie Worden:
"we establish a rental rate of \$200 annually for public boat slips" Motion carried.

c. Proposed referendum to permit storage of recreational vehicles in park's trailer storage yard-- This issue has been brought to the attention of a number of people relative to the signing of a petition. This question will be brought to a vote at the annual meeting in January 2011 for a vote by all eligible voters.

Floor was opened for comments regarding this specific issue.

d. Reconsideration of a request for a rental variance from Unit #181--Charlie Worden requested this be tabled until December 2010 in order to have time to get more information. Old Business for December meeting.

e. Request for rental variance from Unit #212-- Motion by Charlie Worden , 2nd by Bob Roth: "That the request by Unit #212 to rent from Jan. 1, 2011 to March 31, 2011 be approved."
Motion carried

f. Request for rental variance from Unit #233--Motion by Charlie Worden, 2nd by Nancy Quillen--"that a conditional approval for rental be given until the information required by Section 9 Item D of the Rules and Regulations is supplied."
Motion carried.

There were comments from John Tarnowski regarding the A/C unit in the East wing of the Social Hall. There is an unavoidable delay in installation due to circumstances beyond our control, but we should still be within the \$6,000 parameters approved at the October meeting.

Larry Dobson discussed the needed repairs to the Social Hall roof. Motion by Larry Dobson, 2nd by Bob Roth--"that we approve a sum of not more than \$5000.00 to repair the Social Hall roof, as quoted by Huntington Roofing Inc." Motion carried.

COMMENT PERIOD FOLLOWED BY PRESIDENT'S COMMENTS

Next Board meeting--Wednesday, December 8, 2010 at 1:30 p.m.

MOTION TO ADJOURN:

Kathleen Lapcinski
2nd Charlie Worden

Respectfully submitted _____
Phyllis Kuc, Recording Secretary

Approved: ____/____/____

Larry Rhoades, President

Phyllis Kuc, Secretary