



East Bay Plantation

Homeowner's Association Meeting Minutes

Meeting Type: General Meeting
Date: December 05, 2020
Time: 10:00 am
Attendees: Sue Sorensen (President)
Phillip Barry (Director)
Janice Scamehorn (Media/ARC Chairperson)
Mary Sipes (Welcome Committee)
Ingrid Santangelo (Secretary)

I. Secretary's Report - Ingrid Santangelo

- a. Call to order at 10:00am
- b. Reading and approval of minutes from last meeting March 07,2020
- c. Minutes (APPROVED)

II. Treasurer's Report - Ingrid Santangelo (filling in for Treasurer)

- a. Financial report through end of November 2020
 - i. Total Operating Account: \$15,942.11
 - ii. Total Reserve Account: \$114,326.59
 - iii. Total of both accounts: \$130,268.70
- b. Mary Gagnon made a motion to approve the Budget for 2021, all were in favor.
- c. Lori Santiago has moved and Rimy Jassal will end her service at the end of December as Treasurer. The HOA would like to extend their deepest gratitude for the dedication and hard work they have done for our community.
- d. The HOA will be in need of a new Treasurer.**

III. Grounds Report - Sue Sorensen and Phil Barry

- a. Due to work constraints, Mike Tew will not be on the Board. He has done an exemplary job in maintaining the grounds, lake and swimming pool.
- b. Jim Cameron was recognized for his selfless contributions. He worked with Phil Barry to get various projects done, one in particular, wall painting and repair.
- c. The subject was raised regarding the plaque on the wall. It was decided to remove it, as not to obliterate any previous contributors.

- d. Phil Barry reported that **Fox Outdoor Solutions** will continue servicing the lawn. Their rates have increased by 3%, although, this is the first in three years.
- e. The area closest to the pond will not be cut during the summer as not to allow cuttings to go into the pond and potentially cause an imbalance.
- f. **Ecor** is being used for fertilization and weeding.
- g. **Jacobs** is being used for pressure washing of the sidewalk being done at the beginning of the year.
- h. **Superior Tree Service** is the new contractor for trimming our trees.
- i. **Aqua Spray Irrigation** is being used for our sprinklers. They will be out on a regular to do a full system check.
- j. Please do not feed the wildlife.

IV. Lake Report - Sue Sorensen

- a. Nothing new to report.

V. Pool/Tennis Court - Sue Sorensen

- a. The Tennis Court and Parking lot are in need of repair and are in the plan for 2021.

VI. ARC Committee - Janice Scamehorn

- a. There were a total of 40 requests since the March meeting.
- b. The ARC Committee will be doing a walk around soon, some areas noted are some mailboxes/mailbox posts need updating, sidewalks power-washed and some palm trees trimmed.
- c. If an ARC form has been submitted, please allow time for review. Please don't expect it to be returned in a day or two. If you know in advance submit the form, even if it's months in advance.
 - i. Walk arounds are done quarterly.
 - ii. There are a lot of delays due to the COVID-19 virus
 - iii. Janice, Scott and Eric have agreed to continue their service on the ARC committee



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VII. Welcome Committee - Mary Sipes

- a. Karen Snyder - 3940
- b. John and Laura Peake - 3936
- c. Frankie Tomaka - 3821
- d. 3853 Sold - Closing January 2021
- e. 3939 Going on the market

VIII. Vote for Board of Directors

- a. There were questions from the members regarding how many director positions were to be voted on, 3 or 5. Sue put this to a vote of the members present. The majority of the vote was for 5 directors (two of them would be voted as President and Vice-President). The three remaining directors will complete the Board.

The elected directors are, in the order of votes received:

- i. Jim Donner
 - ii. Phil Barry
 - iii. Ray Caruso
 - iv. Jackie Leierer
 - v. Gary Roth
- b. The directors voted for President and Vice President from their ranks. The following will be the EBP HOA Board of Directors for 2021:
Phil Barry – President
Jim Donner - Vice President
Ray Caruso - Director
Jackie Leierer - Director
Gary Roth - Director
Treasurer - Vacant/TBD
Ingrid Santangelo - Secretary

Meeting adjourned at 10:58