

## SOUTHWIND SHORES II

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### MINUTES OF THE 2006 ANNUAL MEETING (June 17, 2006)

Officers present: Bob Hargis - President, Frank Connors - Vice President, Don Burrige - Treasurer

(Absent: Rosanne Chandlee- Secretary, George Sutorka - Chairman Environmental Control Committee)

#### **CALL TO ORDER (10:00 A.M.) - WELCOME**

Copies of the minutes from the (2005) Annual Meeting were sent to each member prior to the meeting therefore the President called for a motion approving the minutes as distributed. The motion was made, seconded and carried.

#### **Presidents Report:**

Total Number of Lots: Fifty-Six (56); 36-water front and 20 off water. There are fifty-three (53) lot owners holding title to these Fifty-six lots (56).

There are forty- one total homes. Thirty-three (33) Water front homes and eight (8) off water homes. Additionally, there are three (3) off-water homes under construction. This leaves three (3) vacant water front lots and nine (9) vacant off water lots. Also, we currently have one set of plans for and off water home under review.

#### ***Meetings***

The BOD met six times during the past year (2005/2006) (two of these meetings were work parties) - minutes of those meetings are available upon request from Don Burrige.

## ***Board of Directors Projects & Inspections***

The BOD initiated and completed the following projects aimed at community betterment:

### ***Projects:***

1. Cleaned and power washed the pavilion
2. Replaced sensors on the lighting at the entrance of the development
3. ***Organized an "October work day":***
  - ***Installed ten tons of Rip Rap along the seawall***
  - ***Caulked various cracks in the asphalt***
  - ***Filled the holes, with #57 stone, behind the seawall along the beach***
  - ***Pruned trees in common area***
  - ***Trimmed bushes on right side of common area entrance***
  - ***Removed debris from common area***
  - ***Cleaned the beach area***
4. Re-set nails the boat ramp dock
5. Replaced warped boards on main dock
6. Initiated corrective actions concerning the high grass on several lots
7. Planted flowers at main entrance (Don & George)
8. Repaired picnic table in common area

### ***Inspections:***

1. Inspected the boat ramp in the common area
2. Inspect the asphalt drive way in common area and sought estimates for **future replacement**
3. Inspected electrical box and lighting at the entrance to the development

***Reminder: 2007 is an election years for Board of Directors***

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### **Vice President Report:**

#### ***Security and Safety***

1. Neighborhood Watch. We are all members. Keep an eye out for your neighbor's property, especially for those who are not here full-time. This ranges from a leaky faucet to prowlers or a break-in. Watch out for suspicious people/vehicles. If necessary call the sheriff (911) or the non-emergency number depending on the circumstance.

2. Safety.

a. Bikes and scooters. Instill safety precautions in the children. Wear helmets. This is a state maintained road and although usually very quite there is traffic at times. One particular scooter is low to the ground and is very difficult to see. Someone backing out of a driveway would have difficulty seeing it. Be careful!

b. Review the regulations on storing gasoline in boathouses. Do not use electric motors when gasoline fumes are present.

c. Do not leave barbecue grills unattended.

d. Review the USCG regulations for safe boating. Ensure that a lifejacket is present for each member on the boat and that the jacket fits.

e. Please remind guests to avoid litter in our beautiful subdivision. (After the 4th this reminder did not help).

f. Speed limit in SWSII is 25 miles per hour. Not only residents use our roads. If you see someone speeding, remind them that it is only 25 mph and we have our children and other pedestrians on the road."

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**Treasurers Report:**

***Budget and Finances***

Don Burrige provided each member with a copy of the proposed budget. Prior to discussing the new/proposed budget Don covered expenditures for the past budget year. He then proposed an operating budget of \$8,450 for the 2006/2007-budget year. There was a motion and a second to accept the

proposed budget of \$8,450 for the year 2006/2007. The motion carried unanimously. Additionally, there was a brief discussion on the accumulation of reserve funds. Finally, it was noted that all dues and Sinking Fund obligations have been collected.

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**Old Business:**

***Repair to Boat Ramp***

Replacing a section of the damaged asphalt with a concrete slab 15'X 20'X 4" repaired the boat ramp. The cost was \$2,650.00 (\$350 under what was budgeted).

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**New Business:**

***Proposed Covenant Change***

Covenant change to allowing fences: Motion to allowing fencing was made and seconded. A detailed discussion followed. Each lot owner present was called on to express his or her individual opinion. After each member had the opportunity to speak proxy letters were read allowed prior to voting.

Vice President Frank Connors selected two members to aid him in the official counting of the votes. The vote was an open roll-call vote. Each lot owner was individually poled by name and lot number to cast his or her vote(s). The final count: 56 **no** votes; 20 **yes** votes. The motion to change the covenants to allowing fencing failed.

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***Open Discussion***

Members expressed concern regarding vehicles exceeding the 25 mph speed limit on Lake Pointe Drive. Members were, again, reminded there is a 25 mph speed limit in the development.

Also, other members expressed concern about dog owners who failed to clean up after their animals. All members were reminded that they are responsible for their animals; they should be walked on leash; owners are responsible for cleaning up any mess their pets may leave along the roadways of the development.

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**Meeting adjourned: 11:15 A.M**

Cook- Out Followed

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