

Island Cove Condominium Association
Board Meeting
At the Clubhouse
Tuesday, October 17, 2023, at 5:00 P.M.
MINUTES

Call to Order – Lindsey called the meeting to order at 5:01PM.

Establish a Quorum – A quorum was established with President Cal Burch, Vice President Steve Williamson, Secretary Vicki Bates, and Treasurer Steve Goodlive present. Director at Large Jim Fordham was absent.

Approval of Prior Board Meeting Minutes – Cal made a motion to accept the September 19, 2023, meeting minutes and the minutes were approved.

Financial Report – Financials were reported as of September 2023 with a total operating fund balance of \$69,330.64 and a total reserve fund balance of \$226,067.13.

Manager's Report – Fencing was damaged at the north end of the property during a pursuit with law enforcement. A technician for the lighting survey came out to assess the property and there is not sufficient light pollution to have night-time swimming approved by the county. A proposal of \$11,000 was received to add additional lighting to become compliant.

Old Business

- **Mowrey Elevator Upgrade** – Mowrey reported that there are manufacturing delays postponing original installation plans and have tentatively scheduled the modernization for March 2024.

New Business

- **Approve Rules & Regulations Draft** – A few draft edits regarding pool and spa hours and payment options were specified by the committee chair, Carole. Cal made a motion to approve the draft Rules and Regulations with the forementioned revisions. All board members present were in favor and the draft was approved. Hard copies will be distributed to all owners in the near future.
- **Resident Recognition** – Vicki has announced a HIT (Home Improvement Team) section on the bulletin board to give recognition to owners that go above and beyond with volunteer work at the community. If residents see others contributing small or big efforts, report to a Board member or management and they can be recognized on the HIT Board.
- **2024 Budget Discussion** – Some state law changes have happened recently that effect reserve funding of condominiums. The board and management will be preparing the 2024 budget to be presented to owners next month.
- **Pool and Deck Repair Pre Planning** – There are some visual concerns with the foundation of the pool deck that Cal has advised the board to have an engineer come and review. Proposals will be received for further inspection. The pool deck and liner are coming to the end of their lifespan and are in need of replacement.

Rules & Regulations Committee – Carole, the committee, chair thanked all committee members for their help with amending this draft of the rules and regulations. The special thanks goes to Betsy & BJ VanArsdall, Flo Bragdon, Jim & Debbie Fordham, & Cal Burch. They are suggesting an acknowledgement be signed by all residents as copies of the rules and distributed.

Next Meeting Date

A preliminary budget meeting is scheduled for November 14, 2023.

Final budget meeting and board meeting is scheduled for November 21, 2023.

Adjournment - With no further business to discuss, the meeting was adjourned at 5:52.

Lindsey Wilson
CAM#57168
Clover Key, Inc.