

Village of Lake Tarpon, Inc.
Homeowners' Association
Meeting Minutes – February 18, 2010

June Sloan called the Meeting to order at 6:02PM.

Roll Call: See Attendance Record - 9 Board Members present.
Also present -Tony Toscano of Ameri-Tech and approximately 40 residents
A quorum was established and Proof of Meeting Notice was determined.

Minutes of January 21, 2010 were accepted, with correction, by Motion of Sue Anderson, with a second by John Noah. Motion carried unanimously.

Officer's Reports:

June Sloan – President

- See Attachment A

Judi Young – Vice President

- No report

Barb Rudick – Secretary

- No report

Sue Anderson – Treasurer

- See Attachment B
- Official website up and running – all are invited to go to www.LakeTarponOnLine.com where you can view general information, pictures, minutes of Board meetings, etc.
- Excess monies in the Superior Bank account. We are looking at a 6 month C.D. of \$50,000 which will make 1.25%
- Will check on C.D. rates with other banks

Manager's Report - Tony Toscano:

- Extension service over-booked. Will try to schedule with them ASAP
- Need an area repaired on the roof. Will check if under warranty
- We are planning for the future. If nothing unusual happens, will follow our existing repair and/or replacement plans.
- By 2012, plan to have every road done
- Will be things like the boat racks and the porch at the Office
- One thing regarding prior audit, which indicated that the Village may not be a “going concern”. After the accountant saw how well things are going now, he removed that comment from the current audit report. He saw that we have money to run the Village and we are planning for whatever “comes down the road”.

Committee Reports:

- ARC - Judi Young:
 - See Attachment C
 - Recommend we approve request from 241 Salem for garage. Bill Otto indicated the garage within our guidelines.

Motion: by John Noah, with a second by Ed Grabau, to accept the ARC's recommendation. 8 yes votes, 1 no vote (Patty Hill). Motion carried.

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Questions regarding status of arbitration for shed on Lake Tarpon Drive. Tony will follow up with the County, but thought the issue is “over and done with”.

- Compound/Dock – Patty Hill
 - See Attachment C1
 - Permits will be \$300 to \$350. Have a \$5,000 bid from Gibson Marine.

Motion: by Patty Hill, with a second by John Noah, that we get two more bids and then bring the issue back to the Board. Motion carried.

- Compound/Dock – Patty Hill
 - Relocated boats in the Compound. Put numbers for each space on the fence so units are stored properly.
 - Calls and/or letters going out Monday regarding open spots
 - Will get a proposal for electrical in the Compound. Sue Bridges from Progress Energy must determine if it should be 110 or 220 line.
- Second Annual Village-wide Yard Sale
 - See Attachment C2

Old Business:

- No electricity going to junction boxes.

A discussion followed as a result of a question from a resident regarding heat in the Club House. John Noah assured the resident that the heat in the Club House is operating correctly. It was suggested that groups using the Club House send a member an hour or so before a meeting to adjust **both** thermostats to make the Club House more comfortable during this “unique” winter.

- Replacement of steps and landing at the Office entrance. We want to take care of these steps, need an estimate. Must determine if we have to make the entrance “handicapped accessible”. Can we do just the entrance or the entire building? Tony will get us the answer.
- Install electricity in the Compound area. (See above – Sue Bridges of Progress Energy)

New Business:

- Install Sailboat Rack and walkway at Dock. (Discussion above. –Coming back with 3 bids.)
- Discussion followed regarding C.D.s and future road projects. Tony has been meeting with C.R.E.W. Rowland knows we plan on August. Tony will check for bids.
- Discussion on C.D.s versus Money Market accounts.

Motion: by Patty Hill, with a second by Dick Ortengren, to determine if any penalties might apply if monies are withdrawn early for road projects. Motion carried.

Motion: by Ed Grabau, with a second by John Noah, to adjourn at 7:30PM. Motion carried.

Respectfully submitted,
Barbara Rudick, Secretary