

Tracy's Point Community Club, Inc.

PO Box 301, Lake Panasoffkee, FL 33538

Board Meeting Minutes

Secretary's Report

February 16, 2021

I. President Call to Order

- A. John Webber called the meeting to order at 7:10 PM and led the group in the Pledge of Allegiance.
- B. Board Members in attendance were; President – John Webber, Vice President - Marshall Engelman, Treasurer - Dianne Hutchings, Secretary - Paul Lauer, Patricia Webber – Director, Byron Maharrey – Director, Catherine Wilson – Alternate, and 6 Community Members were in attendance.
- C. John Webber read the procedural rules for meeting conduct.

II. Corporate Reports

- A. Dianne Hutchings gave the Financial Report for January – Marshall Engelman moved to approve the report, Byron Maharrey seconded the motion, voted and approved.
- B. Paul Lauer proceeded with the reading of Secretary Report from the January meeting –Marshall Engelman moved to approve the report, Byron Maharrey seconded the motion, voted and approved.

III. Old Business

- A. Covenant Compliance Report: Lot mowing and trash cleanup - Marshall Engelman reported no properties were cited in January. Court documents have been received notifying the HOA that the County is seizing the Sutherland property for un-paid fines.
- B. Website Report: Security and Open Access – Patricia Webber and Paul Lauer will meet with Tim Reed to layout the required improvement to the website.
- C. Canal Cleaning Report: - Byron Maharrey reported that he is waiting on the new contact name at FWC to setup a meeting, his previous contact retired.
- D. Yard Sale March 19th & 20th – Patricia Webber reported the newsletter is going out the week of February 22nd with the first notification of the Yard Sale. Paul Lauer will send out a notification flyer to all residence the week of March 8th

IV. New Business

- A. Marshall Engelman moved to call a special meeting on March 16, 2021 of all members to approve a change to the By Laws Section 4. Paragraph D from “He or she shall sign, make and endorse in the name of the Corporation all checks, drafts, warrants and order for the payment of money, and pay out and dispose of same and

receipt thereof, under the direction of the President or the Board of Directors, **except that all checks and drafts shall require a secondary signature by another officer designated by the Board of Directors.**"

change to

"He or she shall sign, make and endorse in the name of the Corporation all checks, drafts, warrants and order for the payment of money, and pay out and dispose of same and receipt thereof, under the direction of the President or the Board of Directors, **except that all checks and drafts greater than \$500.00 shall require a secondary signature by another officer designated by the Board of Directors.**"

Patricia Webber seconded the motion, voted and approved. Patricia Webber will include a notification of the meeting in the February newsletter and Paul Lauer will mail a notification to all members the week of March 8th.

- B.** John Webber and Paul Lauer will meet with community members at lot 9 on February 19th at 10:30 to discuss and plan improvements to the property.
- C.** Dianne Hutchings moved that the Secretary continue to hold a corporate debit card. Marshall Engelman seconded the motion, voted and approved.

V. Parcel Owner Comment Period - 3 Minute Limit per Parcel

A. Charles Pennington suggested the HOA start a community watch program. John Webber and Mr. Pennington will meet with the Sheriff's Department to gather information about a program.

- VI. 50/50 Drawing** – Dianne Hutchings won the drawing and contributed the \$11.00 amount to the Christmas fund.

VII. Meeting Closure and Adjournment - Board Call for Adjournment John Webber adjourned the meeting at 7:55 PM.

Minutes submitted by Paul Lauer Secretary of Tracy's Point Community Club.