

Tracy's Point Community Club, Inc.

PO Box 301, Lake Panasoffkee, FL 33538

Board Meeting Minutes

Secretary's Report

November 17, 2020

I. President Call to Order

- A. John Webber called the meeting to order at 7:04 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, Director - Patricia Webber, Director - Byron Maharrey, and 7 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 September – Paul Lauer motioned to approve the report, John Webber seconded the motion, voted and approved.
- B. Paul Lauer proceeded with the reading of Secretary Report – Dianne Hutchings motioned to approve the report, Marshall Engelman seconded the motion, voted and approved.

III. Old Business

- A. Motion by Paul Lauer to postpone the Annual Picnic scheduled for January 10, 2021 to a date late in the 1st quarter on 2021, John Webber seconded the motion, voted and approved.
- B. Covenant Compliance Report - Lot mowing and trash cleanup, Marshall Engelman reported “Monthly code violations reported to Sumter County Code Enforcement, property id # F32F115 which was previously reported on 9/21/20 still has high grass. Property id # F32C005 has a boat house that has fallen in, had several complaints from the neighbors about the neglect and problems with rats, snakes and other critters. Property id # F32J063 has high grass and high weeds at the rear fence line which has been brought to my attention by their bordering neighbors. Property id # F32J088 cut the grass in the front yard but didn't cut the back yard or remove the construction debris in the driveway.”
- C. Website Report: 2018 and 2019 Secretary Reports and Financial Reports have been uploaded to the site. Current reports are next for upload.
- D. Christmas Parade – John Webber will now provide the trailer to tow behind his mini pickup truck. Trailer decoration is scheduled for 10:00 AM 12/03/20 at John Webber's house. Parade give a ways will be purchased on 11/28/20.

- E. The school bus shelter project has been cancelled due to the County restrictions on the distribution of the vacated Holley Street. Property.
- F. Byron Maharrey proposes to follow up with FWC at a higher management level on their responsibility to maintain the canals in a navigable condition. He will report at the next meeting.
- G. At the October meeting - Alan Thomas brought to the attention of the board a problem of sediment in the water supply and his observations that fire hydrants are not flushed on a regular basis. Paul Lauer provided a map of fire hydrant locations in the Tracy's Point subdivision and reported the L.P.W.A. schedule for hydrant flushing. A community member at this meeting advised he observed a hydrant near his residence was flushed this month.

IV. New Business –

- A. Dianne Hutchings provided a proposed 2021 budget for review. Paul Lauer requested expenditure for a printer assigned to the Secretary be added to the budget. An amount to be determined for a community improvement project will be added to the budget for final approval at the December Board Meeting.
- B. Byron Maharrey motioned to waive the 2021 annual assessment for new owners, seconded by Marshall Engelman, voted and approved.
- C. Byron Maharrey requested the HOA write a letter to the Director of Mosquito Control, to increase the frequency of spraying in the Tracy's Point subdivision. Paul Lauer will prepare the letter.

V. Parcel Owner Comment Period:

- A. There was a discussion about Association dues being paid out of the property owner's escrow account. The Association has no record of this type of transaction and the owner will follow up with his mortgage company.

VI. Meeting Closure and Adjournment

- A. 50/50 drawing won by Paul Lauer - all \$9.00 donated to the Christmas Fund.
- B. **Board Call for Adjournment** John Webber adjourned the meeting at 8:10 PM.

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