

# Tracy's Point Community Club, Inc.

PO Box 301; Lake Panasoffkee, Fl. 33538

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## **Board Meeting Minutes**

### Secretary's Report, April 18, 2017

#### **I. President Call to Order**

A. John Russell called the meeting to order .

B. Board members in attendance were: J. Russell, P. Lauer, B. Lamp, V. Kenyon, P. Akins, J. Stoops, and Alternates S. Northrup and S. Stoops

C. John alluded to the procedural rules for meeting conduct.

#### **II. Corporate Reports**

A. Paul Lauer read the Treasurer's Report for March of 2017 . A motion was made and seconded to accept the report as read. The motion was approved . Paul also reported the number of parcel owners who have paid their dues (238 out of 303) and correspondingly the number of parcel which have their dues paid (286 out of 363) for 2017.

B. Jim Stoops read the Secretary's Report from the March 2017 Board Meeting. A motion was made and seconded to accept the report as read. The motion was approved .

There were 10 members attending/ signed in. See the attached sign in sheet for names.

#### **III. Old Business**

**A. Clean Neighborhood Initiative:** V. Kenyon report that 1 parcel had been reported to code enforcement and to the county commissioner and that property was being processed currently, with fines, liens and forcloser as possibilities in the near future. Two more properties were being looked at. J. Russell gave Virginia a letter that included pictures that addressed one of those. Virginia also reported that she had received complaints concerning young boys 4- wheeling on the roads and on some properties. She is going to contact the local police.

**B. Street Light Initiative:** P. Lauer report that all 13 lights that we are paying for are working. Paul and J. Russell found 11 additional lights at intersections that could be turned on for safety sake. A motion was made to spend \$440 to get those turned on and to spend an additional \$93 monthly to maintain those lights. The motion was seconded and approved by all.

**C. Lot 1 and Lot 9 :** Signs were post on both lots for NO SWIMMING. A 7 pm workshop is scheduled for May 2, 2017 to start planning for the presentation of the

pros and cons of selling one and or both of these lots. The intent being to inform all parcel owners in advance of the parcel owner vote to sell or to retain. A timetable for getting this information to the parcel owner will be discussed as well as a projected voting date. The workshop will be held at the Lake Panasoffkee Community Building on CR 527N across from the Spirit Filling Station.

D.

#### IV. New Business

**A. Increase the Two signature threshold:** A motion was made to allow a single signature on all checks written up to \$250. The motion was seconded and approved by all.

**B. Move Banking from Suntrust to Center State:** After the treasurer discussed dissatisfaction with our current bank, Suntrust, He expressed a desire to change banks. A motion was made to move our checking account and escrow account from Suntrust Bank to Center State Bank. The motion was seconded and approved by all. It was pointed out that the bank would require approved minutes for this transition to take place.

**C. How can we identify and communicate with renters in the community:** It is the parcel owners responsibility to inform their renters of the HOA regulations. It was decided to prepare an article for the web site and for the next newsletter to remind parcel owners to inform their renters of the HOA regulations and county regulations

**D. More on Neighborhood Cleanup Day:** It was decided to add this to the May 2d workshop. A question was put forth as to whether TPCC could put money in a fund designed for community cleanup/beautification. Paul is going to research this.

#### Parcel Owner Comment Period:

A. Sandra Woodard thanked the board for all their efforts in improving and maintain good standards for the community.

B.

C.

#### VI. Meeting Closure and Adjournment

A. The 50/50 drawing for \$12 was won by Jim Simons. He donated \$4 of his winnings, making \$10 go to the Christmas fund. Thank you Jim.

**B. Board Call for Adjournment:** A motion was made to adjourn, seconded, and passed.

Respectfully, submitted by Jim Stoops, TPCC Secretary

(A copy of the minutes is available upon request and at the web site, [tracyspointhoa.org](http://tracyspointhoa.org).)

