

**GOVERNORS POINT PROPERTY OWNERS
IMPROVEMENT ASSOCIATION, INC.
BOARD MEETING MINUTES September 6, 2022**

Call to order @ 6:30 pm by Linda Earls

Members Present:

Linda Earls, Buddy Fortenberry, Doug Fields, Russell Sims - Larry Gumpert absent

Property Owners Present:

Charlie McClellan, Anita Hallock, Johnny Walker, Kyle Sims and Jeanette Roberts

Minutes from previous meeting:

August meeting minutes were approved and accepted by all members

Treasurer's Report:

Doug reported that the deposits were steady due to some lien payoffs and owners catching up on their balances for a total of \$5879 and expenditures were \$5313. The bank balance is at \$132,514 and more legal work will be done in the coming weeks.

Board Member Announcements/ Recognitions:

It was announced that Larry Gumpert has resigned his position as Member-at-Large on the Board. Linda stated that she and Ann repaired and painted the back entrance sign and it looks much better.

Old Business:

- Pool Maintenance – Linda stated that the pool maintenance has been completed. A new pump and filter was installed, sand was replaced and the pool is holding up and looking much better. Drains will be replaced in the next week or two. The cost was approximately \$3000 and the company will do a yearly inspection to monitor the equipment.
- Legal Documents update – Larry was working with the attorneys for new documents and our Management Certificate. Doug will follow up for status of that process.
- Burn Pile Signage update – Linda has been researching a design that will hold up for status of the burn pile to show that it's open, or closed due to a ban or too full to add more debris. The Board agreed for it to be a 24x24 size, to include the GPPOIA logo. The bottom will have fasteners/hooks for the status signs. Linda will have a cost at the next meeting.
- Pool shades bids update – The bids already received are old and need to be revised. The Board discussed refining the design and will get new bids when the pool closes.
- Back entrance sign update – Complete
- Fish Fry – It was decided to purchase the fish rather than getting donations from the residents. Linda talked to the Bullet Grillhouse to see about ordering through them to get their cost. They agreed, and 15 pound boxes will be \$110 each. The board agreed to purchase two for the gathering on November 12th at 11am.
- Directory Mailings – Buddy is concerned that many residents didn't receive a copy of the directory. Gwen will post on the sites that if anyone wants a copy to let her know and it will be mailed to them.

New Business:

- Shrub removal by Jason – The shrubs along the fence at the office/pool area are in need of attention and some need to be removed. Jason offered to take care of them for \$60 for the first three and \$20-25 for the others and remove what's needed. Russell made a motion to accept that offer and Doug 2nd. All members agreed to it would improve the appearance of that area.

New Business (cont.):

- There was a broken and un-repairable picnic table in the playground area. Doug had Jason remove it. Russell has been researching new benches for that area. Linda made a motion to buy 2 square metal tables that Russell found from Tractor Supply. Russell 2nd that motion, and the Board agreed to start with 2 for now.
- Mayor Mark Wood sent a letter to the Board to address possible road damage caused by trucks and equipment involved in the dredging project. Linda read the letter to those in attendance, with generally stated that any damage caused by that project could risk an assessment to all property owners for any repairs. She and Randy Edwards have been monitoring that project and the roads very closely and are assured that they are causing no damage. She prepared a letter for response and read that to all as well. It stated that the GPPOIA is not involved in any way in that project, that it is a group of residents that are paying for it. It stressed that fact in a effort to release all responsibility from the homeowners and make the Mayor more aware of the situation.
- Contracts for the maintenance/mowing, the pool maintenance, bookkeeping and restroom cleaning are due at the end of October. Doug made a motion to extend them to the current contractors if they are willing to at the current cost rates. Russell 2nd that motion, and Linda will review them again to see if any revisions are needed.
- Park swings – Buddy announced that he and his wife Terry want to donate one to the park. He showed a picture of a lovely one, and the Board appreciated his generosity.
- Fisher pier signage – It was discussed that a sign is needed to post at the fishing pier to mention that no fish cleaning is to be done at the pier. There have been signs of alligators and it needs to stop in order to deter them from staying so close. It was agreed that the Social Distancing sign can be removed.
- October Board meeting – Due to conflicts in schedules, the Board agreed to extend the next meeting to October 11th.
- Replacement for Larry's Board position – The Board can appoint a resident and will ask around for a volunteer to complete his term. The position will be to fulfill the term until the June Annual Meeting, then they can run for a 2-year term at that time.

Approval of Architectural Forms:

• Board reviewed two approved requests that have been submitted. One for a new storage shed and the other for a boathouse.

Open Forum with Property Owners:

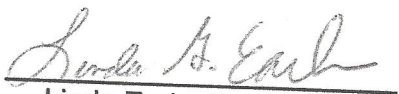
- Charlie brought to the Board's attention that a dead tree needs to be taken care of at Governor Hogg and Governor Wood. Linda will address it the homeowner.
- Anita asked about the pool sign replacement of the one that is old and fading. Linda will look into it again and see about getting one with future signs.


Executive Board Session:


The board adjourned the meeting to discuss past due owners for their maintenance fees and deed restriction reviews.


Next monthly board meeting: **October 11th at 6:30pm**

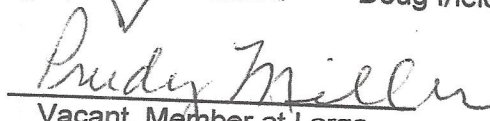
Motion to adjourn at 7:45pm on by Linda, 2nd by Doug and all members were in favor.


Linda Earls, President


Buddy Fortenberry, Vice President


Doug Fields, Treasurer


Russell Sims, Secretary


Buddy Miller
Vacant, Member at Large