

# **EASTLAKES PROPERTY OWNERS' ASSOCIATION, INC.**

## **2020 ANNUAL MEETING MINUTES**

Tuesday, December 1, 2020

7:00 P.M.

VIA ZOOM

ELECTION OF CHAIRMAN OF THE MEETING – Nomination was made by Collen White to appoint Frank Sparks. The motion was seconded by David Ascitutto and passed unanimously.

CALLING OF THE ROLL AND CERTIFYING OF PROXIES- Patti Whelan reported that a quorum was reached with 105 proxies received.

PROOF OF NOTICE OF MEETING: Patti Whelan confirmed and showed Proof of Notice.

READING OR WAIVER OF NOVEMBER 19, 2019 and January 16, 2020 MINUTES: Frank explained that a quorum was not reached last year so a continuation of the meeting was needed. A motion was made by Colleen White to waive the reading of the minutes of both meetings and that they be approved. The motion was seconded by Joyce Fox and passed unanimously.

### REPORTS OF OFFICERS:

President Report - Frank began by thanking all of his fellow Board members, Patti Whelan and Campbell Property Management for a job very well done and welcoming all to the meeting. Regardless of the pandemic, your Board, Campbell Property Management and most importantly Patti Whelan, have been hard at work on behalf of Eastlakes POA. We have a new golf cart that Patti is utilizing to help point all the things that need to be done to keep our properties beautiful. We have had some fence issues and drainage issues near the old West Clubhouse and we have been working together with the Country Club to address these problems. Our biggest challenge this year has been our aging irrigation system. The new Recreation Center, The Pointe, is set to begin demolition and construction in January. I would like to thank my fellow POA Board members for their dedication over the past year. Thank you also to Beryl Simmerok who has chaired our Architectural Review Committee and with the help of Colleen White, Connie Kist and Danielle Norcross they have served our community well. At the end of the day, our Property Manager Patti Whelan has been the one to oversee and improve our community day in day out. We are eternally grateful to you for your dedication and hard work.

Treasurer Report - David reported on the year to date financials. Again, due to irrigation costs much of the deficit is due to these repairs that were needed. Phase I of the irrigation project will begin in January.

### COMMITTEE REPORTS:

ACC - Frank thanked our Chairperson, Beryl Simmerok along with Connie Kist and Colleen White for also serving on the ACC committee. Beryl then reported that she is thankful to work with 4 great women on her committee. We have approved over 100 applications this year. That is a 1/3 of the homeowners have made improvements. The committee also has been working on updating some of the Rules and Regulations that apply to architectural requests. The house colors have also been updated to allow for more sections. Express approvals were also instituted this year, giving out property manager the authority to approve various requests.

Pinewood Rec Center – David reported that Patti has done a great job keeping up the pool due to COVID and also thanked the residents that use it for complying to the rules and keeping it safe and clean. The compressor part has been ordered for the heater and should be installed soon. A new clock has been put up and the 3 new side tables will arrive soon.

ELECTION RESULTS – Patti explained that there was no election necessary for the Eastlakes POA. There were 2 positions open and 2 current Board members filed their Intent to Run. They were Frank Sparks and David Ascitutto and will serve 3 year terms.

Connie Kist, Secretary then reported that Michael Garofalo and Larry Ostermayer were voted to serve a 3 year term as the Eastlakes representatives on the EP HOA Board.

INTRODUCTION OF DIRECTORS TO EASTLAKES POA: Frank introduced all of the Board members.

UNFINISHED BUSINESS: Patti reported there was none.

NEW BUSINESS: - Frank opened the floor for questions, comments and complaints. There was 1 question and 3 compliments.

ADJOURNMENT:

Frank Sparks thanked everyone for attending and announced that the Organizational meeting will follow. The meeting adjourned at 7:16 PM.

Respectively Submitted,

*Patti Whelan, LCAM*

Campbell Property Management