

**ASSOCIATION OF HOMEOWNERS  
EAGLE POINT, INC.  
P.O. BOX 350496  
GRAND ISLAND, FL 32735-0496**

Minutes of Annual Meeting Thursday January 18, 2018

1. Meeting was called to order at 6:40 PM by President Leo Petrone.
2. Members in attendance were Sandy Shaw, Bill Beverly, Les & Marcia Vandercook, Shelly Noland and Leo & Barb Petrone.
3. Quorum was met to hold meeting -5 lot owners plus 11 valid proxies (1 invalid-checked 3 names).
4. Election of Board Members. The membership nominated Leo Petrone and Caesar Geiger as board members. As there were no other candidates, their election was confirmed. The ARC Committee continues to be Mike Fayette Jim Picking and Les Vandercook.
5. Minutes of the January 19, 2017 Annual meeting were approved as read.

6. Treasurers report for 2017 Read and Approved:

Income: (from Dues & Interest 1/1/2017 thru 12/31/2017) = \$4,056.46. Only one (1) Lot remains unpaid)

Expenses:

Street Lights	= \$ 2,732.89
Insurance	= \$ 676.51
Postage, etc.	= \$ 117.88
Legal Fees	= \$ 125.00
State & Fed. Taxes	= \$ 77.75
Total	= \$ 3,730.03

Assets:

Money Market Account	= \$ 8,700.74
Checking Account	= \$ 5,734.38
Trustco Bank CD Acct	= \$ 15,680.36
Total	= \$ 30,115.48

7. Committee Reports

ARC – Design for new build on lot 11 was approved. A fence and garage were also approved on two other lots. (There was no ARC report due to the memorial service for longtime committee chair Rich McFarland)

Garage/Yard Sale - Discussion was held concerning the yard sale and a motion was made and passed to authorize a 2018 sale to coincide with Shang-Ra-La's Yard Sale. Colleen Wilson, Committee Chairman in 2017 has declined to continue to chair the event due to other commitments so a volunteer is needed if the event is to be continued.

8. New Business and General Discussion

- a. A new member booklet with member names, contact information and an introduction to the website and the covenants was suggested and Leo said he would work on getting that done and Les said he would distribute them when they were ready.

b. Adoption of 2018 Rates and Budget

The President has suggested that \$125 per lot will again be sufficient for 2019.

The 2019 Budget with a \$150 (discounted to \$125 if paid before 1/1/2018) Lot Assessment was approved unanimously.

c. The retainer for Becker & Poliakoff was authorized for 2018.

d. The Board of Directors in their meeting after the annual meeting adjourned selected officers for 2018 to be Leo Petrone as President, Caesar Geiger as Vice President, Barbara Petrone as Secretary/Treasurer and Les Vandercook as Assistant Secretary/Treasurer.

e. The annual meeting for 2019 was set for Thursday January 17, 2019 at 6:30 PM at the Petrone's house (12107 Eagle Point Ct.).

9. Adjournment at 7:26 PM

Respectfully submitted,

Barbara Petrone, Secretary/Treasurer