

**MINUTES OF BOARD MEETING
YACHT HARBOR MANOR PROPERTY OWNERS ASSOCIATION, INC.
May 27, 2020 (ZOOM)
(unapproved)**

MEMBERS PRESENT:

Fred Jolowski - President	Michelle Kenney - Director
Jim Moogan – Vice President	Katie Moffitt - Director
Marianne Wiegand - Secretary	Crystal Moye - Director
Josef Chowanec - Treasurer	

CALL TO ORDER:

Fred Jolowski, President, called the meeting to order at 6:30 p.m.

PROOF OF MEETING NOTICE:

ZOOM meeting signs were posted at both entrances to YHM on Thursday, May 21. Additionally on May 21 & 22 the Zoom meeting notice was emailed to all members on email with Agenda attached and either handed delivered or mailed to those few homeowners not on email.

APPROVAL OF MEETING MINUTES February 26, 2020:

Katie Moffitt moved to approve the Board minutes of February 26, 2020, seconded by Josef and unanimously approved. Note: Due to the coronavirus pandemic, there were no meetings in March and April.

Updates:

Annual Assessment Payments Owed for 2020: Marianne reported that there are only 9 outstanding payments for annual assessments for a total of \$1,205. She notified homeowners via phone on May 5 & May 25 asking that payments be made.

New Future Website: Michele reported that she has made a lot of progress on the future website and hopes to showcase the site at a future meeting for feedback and share some of her ideas.

2021 Telephone Directories: Marianne noted that Bob Nevins has recently decided not to continue doing the database, website and directories. Bob has done this work faithfully for many years but would like to have someone else assume responsibility for this. Katie and Crystal will work together on this project, reaching out to printers, and report back to the Board at a future meeting.

Covenants Review: Marianne suggested that we have our covenants reviewed and, if possible, consolidated, this year. This was also suggested by attorney Adam G. Gutin in his April 27, 2018, letter at which time our Covenants were revitalized. Jim suggested preparing a brief RFP to secure a law firm to accomplish this review. Fred, Jim & Michele said they would work together toward this end.

Preliminary Discussion on Proposed Dock/Finger Pier/20,000 lb lift at 1201 Morse Blvd at Turn Basin: The Board recently received the survey for this proposal and will perform due diligence before making a determination. Input came from Board and audience. Jim moved to table this item until the Board can review fully, seconded by Michele and unanimously approved.

Directors' Reports:

President (Fred) – None	Katie Moffitt - None
Vice President (Jim) – None	Crystal Moye - None
Secretary – (Marianne) None	
Treasurer – (Josef)	
Checking Acct	\$24,173.91
Reserve Acct	11,713.99
Accounts Receivable	<u>1,405.00</u>
Total Assets	<u>\$37,292.90</u>

Members' Comments from the Floor

ADJOURNMENT:

Fred Jolowski adjourned the meeting at 7:43 p.m.

Respectfully Submitted,
Marianne Wiegand, Secretary