

Trinity Cove Improvement Association, Inc.
Board of Directors Meeting
August 18th, 2018
Minutes

Call to Order

President, Wayne Palmer, called the meeting to order at 9:16 AM. Secretary, Leslie Barnard, stated that a quorum was established. All Board Members were present, except for Director, Odis Murphy (suspended President).

Prayer was led by property owner. Pledge of Allegiance was led by President, Wayne Palmer.

Minutes

Minutes from the July 21st, 2018 meeting was read by Secretary, Leslie Barnard. President, Wayne Palmer, motioned to approve the Minutes as read. The BOD accepted the Minutes unanimously.

Treasurer's Report (Leslie Barnard)

Treasurer, Leslie Barnard, read the Treasurer's Report. President, Wayne Palmer, motioned for approval as read. The BOD accepted the Treasurer's Report unanimously.

Office Manager's Report (Kathy Kargel)

Read by Office Manager, Kathy Kargel. President, Wayne Palmer, motioned for approval as read. The BOD unanimously accepted the Office Manager's Report.

- A list of properties for sale will be posted on TCIA's website and on Facebook.
- POA fees are still due on foreclosures.
- Neighborhood squatters are still an ongoing issue in our community.
- Two spots will be open on the BOD for the upcoming election.

Committee Reports

Activities Committee (Betty Boren) – Read by Holly Burbank. President, Wayne Palmer, motioned for approval as read. The BOD unanimously accepted the Activities Committee Report.

Deed Restrictions (TBD) – N/A

Road Report (Larry Boren) – Read by Vice President, Larry Boren. President, Wayne Palmer, motioned to approve as read. The BOD unanimously accepted the Road Report as read.

- A used asphalt distributor was purchased for approximately \$2,300
- Three used tractors were purchased for approximately \$680 a piece

New Business:

President, Wayne Palmer, will schedule a time with the BOD to interview attorney for potential engagement by TCIA (i.e. foreclosures, deed violations, etc.). Real estate agent has been interviewed and will assist in sales of properties at a future date.

Secretary, Leslie Barnard, invited PO's to turn in resumes to the Office Manager, Kathy Kargel, in-order to run for the upcoming election.

It was advised that the Election Committee will post notice of the upcoming Meet and Great for the candidates running for the BOD, once a date has been decided.

Open Discussion

It was suggested by a PO that the POA charge a fee to mow lawns for disabled and/or elderly people. The BOD will discuss feasibility and take into consideration.

PO arrived late to meeting and asked questions concerning road repairs, which was previously addressed in the reading of the Road Report. In-addition, culvert maintenance was discussed. It was advised by Vice President, Larry Boren, that common culverts are cleaned by the POA and private culverts are the responsibility of the PO.

A property owner inquired as to the order of road repair. Vice President, Larry Boren, indicated that main thoroughfares take priority and/or potential access issues on lesser traveled roads.

A PO expressed concern over abandoned properties within our community and what actions are being taken by the BOD. President, Wayne Palmer, indicated that the BOD is in the process of enlisting an attorney to assist the POA with this issue.

Vice President, Larry Boren, mentioned as a possibility inviting Wounded Warriors to build homes for disabled veterans on foreclosed lots.

Adjournment

Secretary, Leslie Barnard, motioned to adjourn the meeting early at 10:15 AM due to disruptive behavior, which was unanimously approved by the BOD.

Approved:

“Wayne” Richard Palmer – President

Larry Boren – Vice President