

EAGLE BEND YACHT HARBOR & BOAT SLIP OWNERS ASSOCIATION

BOARD MEETING

July 14, 2018 10:30 AM

Eagle Bend Yacht Harbor Clubhouse

President Lane Ross called the meeting to order. Present for the meeting were Michele Tenerowicz; Bill Hendrix; Jon Cantwell; Harbor Master Sean Lujan and Property Manager Dave Roberts.

Lane called the meeting of the Board to review the two motions that Bill Whitsitt had made at the Annual Meeting. Also Lane would like to have a committee to establish the cost to either replace or repair the dock boxes. At the Annual Meeting the member voted to give the Board approval to secure a price for new dock boxes and then at the 2019 Annual Meeting the Board will inform the members of the price and allow them to vote. Sean and Dave will work on the numbers for new dock boxes and the electrical requirements for the boxes and will report back to the Board.

Lane then discusses the items that The Board needs to address regarding replacement or repair and their lifespan. Lane said the Board also needs to decide if there should be special assessments or an increase of dues or in some cases both. If The Board decides to increase the dues in 2019 what should that amount be and how much should EBYH have in the bank to cover expenses, should that figure be 50% or up to 100%? The large capital expense of a new docks and how long will they last and the cost. As of June 30, 2018 there is \$373,600 in the bank. The Capital Reserve is lower in 2018 as compared to this time in 2017 due to the fact that EBYH paid for the gates and the new used truck. There are some dock boxes that need to be replaced and there are five (5) or six (6) in storage and these will be used. In 1 ½ years if the members approve then EBYH will have all new boxes.

To determine the lifespan on the dam will be more complicated. Lane would like to have an inspector look at the existing dam and give EBYH a report as to its condition and ask if the inspector can predict a life span.

Dave will work on the numbers for a new roof will get an estimate as to how long the present roof should last. He will also have a contractor look at the existing sidewalks and docks, and then the Board will meet with Bill Whitsitt and go over their findings.

Lane closed the storage area last week as it is full. The storage area is closed to renters but EBYH has not enforced this. Lane said that EBYH is okay this year but next year this will need to be enforced. A letter will be mailed to all EBYH owners reviewing this policy. Lane said some renters are also leaving their trailers in storage all year and this will also be addressed in the letter.

There has been an incident with a contractor who was doing work on a boat for over three (3) weeks. There were reports of foul language amongst the workers. In the future Lane wants to know immediately when this is going on. EBYH needs to be a family friendly place. A Board asked if EBYH should adopt a policy that states that other than pressure washing, no boat repairs can be allowed on the docks. Lane suggested that the Board wait as this was the first time this has happened. Members discussed the storage of boats at the end of the marina. One criteria for moving boats is the can travel under the power lines. Jon made a motion that EBYH contact the power company and have them measure the height line of the lines and any boat that can move under the line has to be moved into storage by November 30. Michele seconded the motion. The vote was by voice and four (4) were in favor and Lane voted nay. Motion passed with unanimous approval.

The Sheriff's Boat can move to the new launch ramp dock when it is completed. Lane will be asking Round Up for Safety for a grant to pay for this dock. This dock will give Sherriff's department a permanent place to park their boat. Bill said that we are obtaining money from a charity organization to fund a nonprofit task and EBYH will then donate it back to the Sherriff's Department for their boat.

Channel markers: Lane called to see when EBYH could expect the new lights and as of July 4th they were still conducting tests on the new lights. The soonest these lights could be delivered would be the end of August. Lane will have the company send one of the new lights to be sure that the bulbs fit. There was discussion if EBYH should light up the channel all winter and or should the lights be turned off? Historically the lights have been on all year they are solar and the new lights are much stronger. Lane gave a little history regarding the lights he explained the EBYH got involved with Round Up For Safety eight years ago and showed them the proposed lighting of the channel. EBYH have a duty to keep these lights in good repair as it is a safety factor for all boat owners.

Bill asked if at the north end of the gas shack there is a pole and wondered if EBYH could put up a wind sock? Dave is working on this now, but first he wants to straighten up the pole and then purchase a professional wind sock. Sean said Board member Michele and he had discussed the advertising of EBYH. Sean did some research and looked at EBYH website found that it is really poor in quality. Sean took ownership of the page and made some changes. He would like to have people do some reviews of the site and see what information member would like. He asked if there is a need to have a weather page giving the wind speed. Sean said we have full control on what is reported on the website site and could put on some pictures and the hours and even pictures of EBYH merchandise. Sean is the administrator and he has full control what is put on the site website and would like to make it easier for people to navigate. The Board loved the idea of a weather report as some members do not live close to the harbor and wants to know the lake conditions.

Sean reported that he has done a full inventory of the merchandise and not much is selling and some items have not sold since 2015. The ball caps are popular, but do can EBYH update some of these items. Michele said some of the people who are here are looking for new things. What does sell is ladies shirts, tee shirts, sweat shirts and cap. Lane said we need to get rid of the stuff that we have now by doing a "Blow Out" ended of season sale. Then look at want new items we need to purchase.

Bill motion seconded to adjourn. Noon.