

Eagle Bend Yacht Harbor Annual Meeting

June 21, 2025

Meeting called to order at 10:03 AM by Whitney Todd

Presidents Report:

There is no quorum present.

Whitney speaks to the tax refund that dock owners should have received. Jim and Pam Lynch kicked it off with some legal fees on their own.

The Montana Dept of revenue came twice to the Harbor and met with the board of directors.

Inventory of everything in the Yacht Harbor and Buildings had to be taken. These slips are untaxable easements. Because there is a 1-million-dollar exemption and the Harbor came out underneath that, we will have very little tax amount.

For 18 years, a neighboring HOA was paying the electric bill and that bill was settled this year.

Gas lines were replaced as well.

Management Overview:

David Roberts and Lindsay Freitas spoke on the change in ownership and that David and Lindsay have 44 years of management experience combined.

Some of the employees are the same as last year. There is a very good staff for the summer of 2025.

Weed Committee:

Jim Miller is speaking about Star Grass. There were samples of the star grass taken and it took off in the canal. The sample was taken to the University in Bozeman. The weed committee came up with a solution and it was very similar to the other herbicides (Sonar 1) being used. The herbicide was distributed on April 27-28 at a temp of 51 degrees.

There are 28 docks in the canal. These owners are now contributing to the cost of treating the Harbor. The assessment pays for herbicide and maintenance on the dam/fuel dock.

The canal owners are now able to launch at the Harbor and get a fuel discount.

Harbor is \$11,616 for the Harbor and \$5082 for Canal.

There was a long discussion about how many dock owners are paying vs not paying. The canal owners who are paying dues, do get a fuel discount and use of the harbor dock.

There could be a recorded document for each owner on the canal to sign a document that is recorded. We will work with Randy on this.

Greg McDonald pointed out that the EBYH owns the canal so it should not be against the issue. It is difficult to say it is the canal owner's problem. You cannot change the CCR's without a large buy in.

The Gas is sold at 1.5 times the cost of the gas. We will look into a lower price per gallon.

Make a committee to research the price of gas on the lake and report back

Trees for Life Sprays and takes care of the trees. We will call TFL to get these trimmed.

Why are boats allowed to park at the end of the parking lot?

The board has grandfathered in a few boats and the parking of boats is an eyesore.

The membership present at the meeting voted to have the large boats removed from the parking lot in the winter.

Brian, Sandy and John were elected to the board for the upcoming year