

**COAST VILLAGE PROPETRY OWNERS CORPORATION
ANNUAL MEMBERSHIP MEETING
JULY 19,2014**

APPROVED MINUTES JULY 18,2015

CALL TO ORDER: CVPOC President Robert (Keith) Davidson called the meeting to order at 10:00AM. Robert Davidson introduced Carla Holloway of Holloway & Associates, LLC, certified public accountants. Carla presented a brief of CVPOC financial status to the Membership. Educational information was previously distributed , questions by the Membership were answered.

ESTABLISHMENT OF A QUORUM: Elections Chair Ila Mae Robinson claimed 53 votes present, a quorum was established as only 47 were needed.

MEMBERSHIP INPUT ON AGENDA ITEMS: None. Margaret Mawhinney #144 moved to approve the Agenda as written. Edward Hocker #142 seconded. Motion passed unanimously.

READING AND APPROVAL OF THE MINUTES: Edward Hocker moved to accept and approve the minutes as written since copies were distributed. Daniel Mills #245 seconded. Motion passed unanimously.

TREASURER'S REPORT: Carlla van de Vyver read and submitted the Treasurer's Report (see attached report). An extensive discussion regarding the future budget commenced with Edward Hocker #142, Phillip Renfro #52, Margaret Mawhinney #144 and Mary McGann #241. Concerns regarding a Park Manager, raising dues and Rentals were discussed.

REPORTS OF DIRECTORS, OFFICERS AND COMMITTEE CHAIRS: Robert (Keith) Davidson, as President, read and submitted a report of accomplishments by the Board of Directors and Committees in the past year.

Activities Committee: Carlla van de Vyver read and submitted a report. Gene van de Vyver added Bowling to the report.

Architectural Review Committee: Robert (Keith) Davidson read and submitted a written report.

CC&R'S/BY-LAWS: No Report

Communications: Garda Page spoke of the work on the Website.

Elections Committee: Ila Mae Robinson read and submitted her annual report. President Robert Davidson introduced the newly elected Board members: Larry Ames#26, Elizabeth Anderson, #198, Roger Emigh #76 and David Wood #43.

Facilities Management Committee: Palmer Hundtoft #47 read his report.

Financial Management Committee: Carlla van de Vyver read and submitted her report.

Neighborhood Watch: Pat Rongey spoke.

Personnel Committee: Robert (Keith) Davidson spoke regarding personnel and submitted a report.

Rentals Committee: Lois Hundtoft and Mary McGann presented oral reports.

Pat Johnson #136 and Edward Hocker #142 voiced questions and concerns regarding rentals.

President Robert Davidson called an adjournment for a break at 11:25AM. He reconvened the meeting at 11:40AM.

OLD BUSINESS: Robert (Keith) Davidson read a letter from our Homeowner's Association attorney, Vial Farthington regarding establishing a 55 or older park and limiting rentals. In order to accomplish either, they must be mentioned in our Source Documents, ie: CC&R's.

NEW BUSINESS:

1. Charlotte Frye moved pursuant to CC&R's 4.7-C.2, that CVPOC maintain "For Sale" status on Lot 260. Gene van de Vyver seconded. Sandy Davidson #147, Michael O'Harrow #5, and Margaret Mawhinney #144 participated in discussion. Vote: 49 Yes/0 No. Motion passed.

2. Edward Hocker #142 moved to repair the sauna, Carlla van de Vyver seconded. Discussion ensued with Curtis Anderson #198, Margaret Mawhinney #144, David Jaeger #102, and Roger Emigh #102 participating.

Edward Hocker moved to revise the Motion to cap repairs at \$5,000.00. Ila Mae Robinson seconded. Vote 22 yeses/ 23 nos. Motion failed. David Mills #254 and Margaret Mawhinney #144 were involved in the discussion. David Mills #245 moved that the Board repair the sauna with a cap to be determined by the Board. Carlla van de Vyver seconded. Vote: yeses 18/nos 26. Motion failed. Edward Hocker #142 moved to have the Board obtain an estimate to fix the sauna. David Jaeger #102 seconded. Vote: 34 yeses/8 nos. Motion passed.

3. Greenbelt Incursion Waivers were previously discussed.

4. Investigate water sub-metering previously mentioned regarding survey.

5. Investigate and Hire a Park Manager was discussed at length. Garda Page spoke regarding what it would take to accomplish this. Phillip Renfro #52, Edward Hocker #142, David Wood # 43, Jude Craddock #140, Nelda Graf #161, Mike O'Harrow #5, Gene van de Vyver #22, Elizabeth Anderson, #198, Mary McGann #241, Pat Rongey,#205, Lois Hundtoft #47, Margaret Mawhinney #144 all took part in the discussion.

6. Utilization of the Satellite Bath: Another lengthy discussion ensued involving Robert Davidson, Margaret Mawhinney #144, Larry Ames #26, Mary McGann #241, Mike O'Harrow #5, Elizabeth Anderson #198. It was determined that the Satellite Bath was closed previously by the Board. A Motion by Margaret Mawhinney #144 to let that stand. Mary McGann #241 seconded. Approved by a verbal aye vote.

GOOD OF THE ORDER: Jude Craddock stated that dog owners should keep their dogs secured either on leashes or behind fences to ensure the safety of other dogs and people.

Margaret Mawhinney #144 moved to adjourn the meeting at 1:38 PM. Mary McGann seconded. Approved unanimously by a verbal yes vote.

Charlotte Frye, Secretary

Robert (Keith) Davidson, President