Approved at 1-18-15 BOD meeting

Innerarity Island Association, Inc.
Board of Directors Meeting
October 19, 2014

Call to Order: A quorum being present, the quarterly meeting of the IIA, Inc. Board of Directors was called to order at 4pm at 5740 Red Cedar Street by Brooke Agers, President. The required notice was posted on the Community Bulletin Board with more than a 48-hour notice.

Board members present: Brooke Agers, Peg Gilmore, Leigh Dawkins, Ray Moody and Glenn Barbee.

Board members absent: Donna Tinker and Joe Ward

Others Present: Ken Bolton, Neal Myers, Steve Grey, Cheryl Kelly of Ethridge Property Management and Jackie Winkelman of Russell Bayou.

Approval of Minutes: The minutes of the June 22, 2014 were approved by acclamation.

Guest Speaker: Jackie Winkelman of Russell Bayou discussed the possibility of closing the gate 24/7. Russell Bayou is looking into the cost of a manned gate or monitoring by Virtual Security System and asked if we would consider sharing the cost. Cheryl Kelly will get costs to man the gate.

Officer's:

President Report – Brooke Agers reported that the BP letter was ready for mailing; the BOD agreed that it should be mailed.

Treasurer Report – See Finance Committee below.

Secretary Report - None

Committee:

Covenants Revitalization – Submitted by Rray Moody for Martha Desposito:

Covenant Revitalization Report 10-19-14

Joinders needed for a majority = 240

Current Joinders in hand = 240

Need some additional Joinders in case some get rejected.

Next steps:

Attorneys will send By-laws and covenants to Florida Department of Economic Opportunity(FDEO) for their review and approval. They have 60 days to review.

Once FDEO approves Attorneys will file Articles of Incorporation (in our case also By-laws?) with Division of Corporations- Department of State (Division)

Within 30 days of approval by the Division the Covenants, By-laws and Articles must be filed with the Clerk of Circuit Court.

Immediately after recording, a copy of the approved documents must be mailed to all parcel owners.

ACC Committee – Peg Gilmore reported that there were two requests presented to ACC:

1. Justin Miller on Red Cedar - Request for remodeling and landscaping was approved. The work is complete.
2. Tom Gramlich on 16 326 North Shore Drive - Request for tree removal and pool was approved.

Finance Committee – See attached report.

Gate Committee - No report

Roads Committee – Vann Goodloe's report was given by Brooke Agers who presented an updated Master Road Plan. The culvert at 16330 was damaged during the May flood. Roads Inc is the only bidder for repairing the two damaged culverts for a cost of $20,957.49.

Discussion: Leigh suggested we get a bid from Larry Bellamy of Larry's Masonry. EPM uses this company and like them. Glenn will call Larry to solicit his interest in bidding.

Gate Camera Maintenance – Glenn Barbee reported that all is currently running fine and that he is working on a third camera to record license tags.

Gate Beautification/Garden Club - No report.

Discussion: It was noted that there is a water meter, but after reporting to Innerarity Island Development Corporation that we were receiving no bill, it was felt that Dennison was donating the water.

ROW, Greenways & Community Park Lawn Maintenance Committee – Ken Bolton reported as follows:

Mike Gray continues to be the choice for right of way mowing and greenway maint. Mike has just completed the 5th r-o-w mowing/community park for 2014 on Sept 16th and payment was requesting in the amount of $850.00. The budget allows for 6 r-o-w mowing's per fiscal year, and I plan to conclude with this 6th mowing within the next

few weeks Mike also is due to complete the 2nd of 2 greenway mowing's at a cost each of $1000.00, payment will be requested once work has been completed and approved. Mike and I are in discussions for a new contract for fiscal year 2015 but have not agreed on a new contract as yet. Mike has requested an additional $100.00 per cutting for 2015. This additional amount is needed to offset the increased costs of maintaining equipment. If approved , the new costs for r o w mowing's will be increased to $950.00 per cutting, the greenway will remain at $1,000.00 per cut.

Discussion: The increase to $950 was approved by acclamation. The possibility of cutting the park and the gate area twice a month was tabled until after completion of Revitalization.

Nominating Committee: Glenn Barbee noted that the name of the Nominating Committee Chair needs to be changed on the Website and that we should keep the number of Directors at seven.

Picnic Committee – There will be no picnic this year.

History Committee – Peg Gilmore reported that she will update the History and have it ready for the new Board in 2015.

Old Business:

Front Gate Sign – Donna Tinker has the letters. We still need a strip to hold them on the sign.

Directory – On hold pending Revitalization so Covenants and Restrictions can be included.

16330 North Shore Road culverts and Drainage Collapse during flood - See Roads Committee report above.

New Business:

1. Causeway letter – See President's report above.

2. Red Clay and sand lot fill on North Shore Road – Peg Gilmore said that she had been told when she joined ACC that red fill sand was not red clay (Kyle Roberts was the example.) Discussion was that EPM look at the dirt and if appropriate send the homeowners a letter citing the covenants. Then we decided it would not be fruitful to do until the covenants are revitalized.

3. Annual meeting agenda items – EPM will prepare the documents for the upcoming annual meeting in coordination with Brooke Agers. Glenn Barbee pointed out that the Nominating Committee for 2015 should be announced at the annual meeting.

Adjournment: There being no other business, Glenn Barbee moved and Leigh Dawkins seconded that the meeting be adjourned. Motion carried unanimously and meeting was adjourned at 5:48 pm.

Submitted by: Secretary Approved by: President