

**MT. OLIVE SHORES LOT OWNERS' ASSOCIATION OF POLK COUNTY, INC.**  
**BOARD OF DIRECTORS MEETING AGENDA**  
**December 19, 2022**

- I. Call meeting to order by President:**
- II. Roll Call of Directors:** Director's present: William Lisanby, Lynn Newman, Leo Ouellette, Pat Hormell, Scott Derstine, Cheryl Haggerty, Mike Carney & Management Representative, Joanna Likar.
- III. Proof of Meeting Notice:**
- IV. Approval of November 21, 2022 Meeting Minutes:**
- V. Topics requested by members to be discussed [These are restricted to Board Meeting Agenda Items only. Time limit for each speaker is three (3) minutes]:**
- VI. New Member Introductions and Member Guest:**
- VII. Financial Report:**
- VIII. Report of Officers and Directors:**
- IX. Managers' Report:**
- X. Committee Reports:**
  - 1. Architectural (Roger Prewitt):**
  - 2. Budget (Pat Hormell):**
  - 3. Data, Internet & Records (Scott Derstine):**
  - 4. Documents (John Schmiederer):**
  - 5. Election (Nancy White):**
  - 6. Guardian Editor (JoAnna Likar):**
  - 7. Maintenance (Greg Lynch):**
  - 8. Nominating (Nancy White):**
  - 9. Long Range Planning (Leo Ouellette):**
  - 10. Social (Jim Johnson):**
  - 11. Sunshine (Jane Derstine):**
  - 12. Welcome (Jan Polich):**
  - 13. Yard Sale (Diane Butler):**
- XI. Old Business:**
  - a. Approve the reserve study from Pennoni.
  - b. Review of Document Committee draft edits to Articles of Incorporation.
  - c. Review and approve Community assets maintenance log and Resolution
  - d. **2023 contracts;**
    - i. Auto Renew to be confirmed;

1. Dumpster Service **Republic**; Contract extends to 2024; original was \$1610.19, with “increases from time to time”, currently at **\$1760.34**.
- e. Canal Contract, **Applied Aquatics**; Contract ends 3/31/23 will need renewal, currently **\$375/mo**
- f. Fire Inspection **Cintas**; will need to be scheduled this season. Last season’s inspection was \$159.84. This season will be **\$169.23**.

**XII. New Business:**

- a. Review and approve Reserve Study resolution
- b. Approve 2023/2024 Board meeting dates.
- c. Review and Approve the Five Year Plan
- d. Approve handicap ramp installation form, and revision of Shed installation form

**XIII. Members Comments and Concerns:**

**XIV. Adjournment:**