

MT. OLIVE SHORES LOT OWNERS' ASSOCIATION OF POLK COUNTY, INC.
BOARD OF DIRECTORS WORKSHOP AGENDA
November 13, 2023

I. Call meeting to order by President:

II. Roll Call of Directors: Director's present: Lynn Newman, Leo Ouellette, Pat Hormell, Scott Derstine, Cheryl Haggerty, Mike Carney, Leon Johnson & Management Representative, Joanna Likar.

III. Old Business:

- a. Update on Shenandoah - weir repairs, and drainage pipe inspections, abandon pipe
- b. Update on Gazebo #2
- c. Road signage committee update (Scott Derstine)
- d. Social Committee incorporation update – 50/50 resolution (Liz Guptil)
- e. Document committee update (Liz Guptil)
- f. Replace AC in Library Room. (Greg Lynch)
- g. Maintenance shed replacement, repair of concrete committee update (Greg Lynch)
- h. Storm shelter feasibility of a FEMA funded project committee update. (Leon Johnson)
- i. Lawn Service contract committee update (Mike Carney)
- j. Dumpster contract (Republic) ends 11/1/23 – renegotiate or search for new service
- k. Ongoing Contracts to confirm**
 - i. Yard Waste removal (TNT) – continue at \$920/mo, includes periodic weir cleanup
 - ii. Reserve study (Pennoni) – quote for 2025/2026 fiscal year
- l. Contracts requiring addendum or renewal**
 - i. Canal spraying (Applied Aquatics) – currently \$398/mo
 - ii. Gate Maintenance (Baier Tech Services) – currently \$224 plus \$95/hr for repairs
 - iii. Management contract (EnProVera) – currently \$2865/mo
 - iv. Fire Protection inspection – need new quote and to schedule
 - v. Back Flow Preventers inspection – need new quote and to schedule.

IV. New Business:

- a. Estate Sale at 5084 Southshore Drive. on Nov 17 & 18 (Friday & Saturday) from 9-4
- b. Proposal from Tillman Fiber Company (Eddie Farias)
- c. Gate Clickers (Steve Frye)

V. Members Comments and Concerns:

VI. Adjournment: