

**MT. OLIVE SHORES LOT OWNERS' ASSOCIATION OF POLK COUNTY, INC.**  
**BOARD OF DIRECTORS WORKSHOP AGENDA**  
**January 8, 2024**

**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. Neighborhood Watch Update - Stephanie Schultz from the PCSO
- b. Update on Shenandoah - weir repairs, and drainage pipe inspections, abandon pipe
- c. Update on Gazebo #2
- d. Document committee update (Liz Guptil)
- e. Maintenance shed replacement, repair of concrete committee update (Greg Lynch)
- f. Storm shelter feasibility of a FEMA funded project committee update. (Leon Johnson)
- g. Lawn Service contract committee update (Mike Carney)
- h. Tillman Fiber Optics update
- i. Reserve study (Pennoni) – quote for 2024/2025 fiscal year (\$4500)
- j. Contracts requiring addendum or renewal**
  - i. Canal spraying (Applied Aquatics) – currently \$398/mo

**IV. New Business:**

- a. Annual Meeting Reminder and information
- b. Public Hearing SR33 Strip Mall proposal
- c. Budget Meeting information and proposal
- d. Meet the Candidates meeting and candidates
- e. Suspension of delinquent accounts voting rights
- f. Insurance renewals for 2024 fiscal year.
  - i. Workers Comp **expires 3/15/24.**
  - ii. Directors and Officers expires 4/1/24
  - iii. Commercial Liability expires 4/20/24
  - iv. Commercial Property expires 4/20/24
  - v. Umbrella policy expires 4/20/24
  - vi. Bond is good until 6/4/25, no action required

**V. Members Comments and Concerns:**

**VI. Adjournment:**