

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

**April 13, 2026**

- I. Call meeting to order by President:** Turn Off Cell Phones
- II. Roll Call of Directors:** Rollie Hill, Mark Sherman, Liz Guptill, Leo Ouellette, Scott Derstine, Mike Carney, Mary Pitzulo, & Management Representative, Joanna Likar.
- III. Proof of Meeting Notice:**
- IV. Approval of March 16, 2026, Board 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. Manager's Report:**
- X. Committee Reports:**
  - a. Architectural (Lynn Newman):**
    - i. 5006 Northshore Dr. – Concrete Installation Application.
    - ii. 5154 Northshore Dr. – Concrete Installation Application
    - iii. 5154 Northshore Dr. – Patio Roof Installation Application
    - iv. 5101 Shore Line Dr. – 4' Port Extension
  - b. Building (Glenn Miller)**
  - c. Budget (Leo Ouellette/Rollie Hill)**
  - d. Data, Internet & Records (Scott Derstine)**
  - e. Documents (Liz Guptill)**
  - f. Nominating (Nancy White)**
  - g. Election (Nancy White)**
  - h. Guardian Editor (JoAnna Likar)**
  - i. Lawn Maintenance (Mike Carney)**
  - j. Maintenance (Scott Derstine)**
  - k. Social (Rose Shinkle)**
  - l. Welcome (Nancy Fournier)**

m. **Other committees**

**XI. Old Business:**

- a. Building update
  - Copeland will send someone to repair the crack over the patio door
- b. Duey Road Gate Landscaping
  - Greg Kojis will take care of the Landscaping at the gate once the rainy season starts

**XII. New Business:**

- a. Automated External Defibrillator (AED) for our Community Center. (approximate cost \$1500)
- b. Cameras for Community Center (approximate cost \$1000)
- c. Move Over Budget Money from 2025-2026 budget to reserves account
- d. Summer Approvals
- e. Locking Gazebos and Community Center May 1<sup>st</sup>
  - Turn electricity off in building 4 and the library
- f. Building Usage for Private Events
- g. Accounting Audit vs Review

**XIII. Members Comments and Concerns [These are restricted to Board Meeting Agenda Items only. Time limit for each speaker is three (3) minutes]:** (To be given the floor prior to any voting)

**XIV. Adjournment:**