



**Englewood Isles Property Owners Association Inc.**

1811 Englewood Road, #240  
Englewood, FL 34223-1840

Website: [www.EIPOA.org](http://www.EIPOA.org)  
Email: [englewoodislespoa@gmail.com](mailto:englewoodislespoa@gmail.com)  
Phone: (941) 999-1397

**Minutes of July 10, 2019  
Board of Directors Meeting**

1. **The meeting of the Englewood Isles Property Owners Association Board of Directors was called to order** by President Rob Holborn at 6:00 PM at the Englewood Chamber of Commerce, 601 South Indiana Ave, Englewood, FL.

2. **Board Officers Present:** President Rob Holborn, Vice President Kevin Loy, Treasurer Helen Kennard, Secretary Paul Powers (by phone).

3. **Board Members Present:** Priscilla McLaughlin (by phone), Jim Parent, Jeanne Tutor, Jeanne Fullilove (by phone). A quorum of Board members was present. Note: Frank Collins resigned his board seat on June 20th via email.

4. **Approval of the Minutes** from the May 2019 Board meeting. Motion to accept by Helen Kennard seconded by Kevin Loy. Minutes were approved by a unanimous vote.

5. **President's Report** – No Presidents report.

6. **Treasurer's Report** – submitted by Helen Kennard,  
**As of June 30, 2019**

- Checking account: \$43,235.03
- Money market account: \$42,679.39
- Total Checking and Savings: \$85,914.42

**7. Committee Reports**

**7A. Property Maintenance Committee: Kevin Loy**

- Neighborhood inspections completed, Kevin Loy, Jeanne Tutor, Frank Collins, and Mary White conducted the neighborhood Inspection.

There were 45 previous violations that were corrected.

There were 12 new violations and letters sent.

There were 24 second letters.

Three properties will be sent to the fine committee.

President Holborn reviewed three properties previously voted to be sent to fine committee.

363 Eden Drive - Overall condition of the property / waste cans in driveway. Fine \$100.00/day

335 Ardenwood Drive - Overall condition of the property and the roof. Fine \$100.00/day

378 Firethorn Ave - Lack of Pool Cage. Fine \$100.00/week

Three residents in the audience volunteered to be on the fine committee. The fine committee will only decide to either uphold the board's recommendation of a fine or reject the recommendation.

8. **Results of vote on proposed amendment to Covenant Article 23.**



**Englewood Isles Property Owners Association Inc.**

1811 Englewood Road, #240  
Englewood, FL 34223-1840

Website: [www.EIPOA.org](http://www.EIPOA.org)  
Email: [englewoodislespoa@gmail.com](mailto:englewoodislespoa@gmail.com)  
Phone: (941) 999-1397

A. EIPOA covenant #25 states "The Declaration of Covenants may be amended by a seventy-five percent (75%) affirmative vote of the total property owners (members) of the Association."

B. The total number of EIPOA voting interests is 310 (three hundred ten). 233 affirmative votes are required to pass a covenant amendment.

C. Election procedures:

C1. 310 envelopes were personally addressed to members' addresses of legal record w/ outside label noting "Ballot enclosed" and mailed by USPS on April 27, 2019.

C2. 310 ballots were customized with name(s) of legal voting interest.

C3. Instruction sheets were included noting June 15, 2019 postmark deadline.

C4. •310 Addressed and stamped return envelopes were prepared and included (for additional privacy - not noting return addresses of members.)

D. Helen Kennard requested volunteers from members in attendance to open and count ballots from recent covenant amendment election in plain view of all while meeting was in progress.

E. Ballots were opened and counted by five non-Board member volunteers in view of all present.

F. Results: The proposed amendment to Covenant 23 received only 115 affirmative votes - less than half of what was required ( 75% of 310 voting interests= 233 ) for it to pass.

The amendment was not approved by the members.

The Board thanks the volunteers for their efforts in opening and counting the ballots: Volunteers were: Carol N., Mary W., Kathleen B., Michael H. and John D.

**9. Directors Comments**

Discussion regarding disposition of funds resulting from defeat of proposed amendment to Covenant Article 23. Board decided to refund \$59.00 per household to those members who have paid their 2019 EIPOA dues with no fines or assessments due.

10. At 8:00 PM a motion to adjourn was made by Rob Holborn, seconded by Kevin Loy, motion passed unanimously.

Respectfully submitted,

Paul Powers

Secretary

EIPOA

Addendum 1: As of July 15 President Rob Holborn resigned as President and also resigned his seat on the Board of Directors. Board unanimously voted Paul Powers President.