



Englewood Isles Property Owners Association Inc.

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

Website: www.EIPOA.org
Email: englewoodislespoa@gmail.com
Phone: (941) 999-1397

Minutes of December 19, 2019

Emergency / Special / Reconvened Meeting of Board of Directors

1. The meeting of the Englewood Isles Property Owners Association Board of

Directors call to order at 7 pm by President Paul Powers at the Englewood Chamber of Commerce, 601 South Indiana Ave, Englewood, FL.

2. Attendance:

Officers: Paul Powers, President; Kevin Loy, Vice President; Helen Kennard, Treasurer; Jeanne Fullilove, Acting Secretary. Members: Jeanne Tutor. A quorum of Directors present.

3. President's Report

- Board discussion: Need for emergency / special meeting vote for emergency meeting re: By-laws 4.2, 4.4.4, 4.4.7

-Some members D Bayley and candidates (Baudner III & LaFlamme) posting complaints (emails, publishing on social media) re sample ballot (published on web site but not formally approved). Possible voter suppression effort, suggesting negating / stirring uncertainty about annual meeting / election, causing potential financial loss, being unable to comply with state law, throwing HOA governance into confusion and uncertainty. Board vote needed.

- Architectural Review Committee: Historical approval for projects solely by ARC are legally insufficient. Board vote needed for immediate remedy re two current projects. Board vote needed for emergency / special meeting or adjourn.

- Motion by Jeanne Fullilove to proceed with emergency / special meeting, seconded by Jeanne Tutor. Vote to have emergency / special meeting passes unanimously.

4 Election / Nominating Committee: Paul Powers.

- Sample ballot presented to Board. (P Powers and K Loy had reviewed at 12/11/19 "mtg", sample ballot had been published on website for all members since 12/10/19). - Annual meeting packet of 2,170 pieces written and in production (910 of which must be personalized) to meet (and hopefully beat) 1/2/20 legal deadline.

- Motion to accept sample ballot and proceed with mailing of 2,170 pieces by Helen Kennard, seconded by Jeanne Tutor. Motion to accept sample ballot passes unanimously.

5. Architectural Review Committee: - Committee previously gave provisional approval for pool & cage at 226 Brandywine Circle pending receipt of county building permit for final approval.



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- Committee previously gave provisional approval for new home at 349 Gladstone Blvd pending receipt of county building permit for final approval.

-Motion for Board to accept recommendations / approvals by ARC for 226 Brandywine and 349 Gladstone by Helen Kennard, seconded by Kevin Loy. Motion to approve passes unanimously.

6. Approval of the Minutes from November 2019 Board meeting.

Motion to approve by Kevin Loy, seconded by Jeanne Fullilove. Motion to approve passes unanimously.

7. Treasurer's Report - submitted by H Kennard

As of 11/30/19

- Checking Acct:	\$22,356.21
-Money Market Account:	\$42,730.98
- Total checking and Savings:	\$65,087.19

8. Discussion of proposed By-law amendments from By-committee and Wells Law Office .

9. Discussion of pending legal issues for referral to counsel:

- Collections
- Lake ownership / liability
- potential impact of UPL by board member

10 Adjourn.

Motion to adjourn at 8 :15 pm by Kevin Loy, second by Helen Kennard. Motion passes unanimously.

Respectfully submitted,
Jeanne Fulliove
Acting Secretary