

# Indian Lake Owners Association

Annual Meeting – July 23, 2005

## Minutes

Board Members Present: Richard Goranflo, James Welch, Gene Garcia, Doug Watne  
Christine Earle  
Members Absent: Stella Pease, Tom Duggan

**President Goranflo** called meeting to order. James Welch offered the opening prayer. Pledge of Allegiance to the American flag – all present.

**President Goranflo** introduced the board members and instructed the recording secretary to read the minutes of the 2004 Annual Meeting. On a motion by **Art Ambrose**, a second by **Phil Webb** and unanimously carried a motion was passed to dispense with the reading of the Minutes from the 2004 Annual Meeting and approve the minutes as is since everyone had received a copy in the mail prior to the meeting.

The Financial Report was read by the **Secretary** and was accepted on a motion made by **Myra Evans**, seconded by **Cynthia Johnson** was unanimously carried.

After discussion on the value of the newsletter and the expense involved in printing and distributing same, it was decided to continue the newsletter on a motion made by **Brad Williams**, seconded by **Bob Elliot** and unanimously carried.

### Committee Reports: -The President

**Goranflo** then outlined the Boards concerns on several issues to be brought before the Annual Meeting. They were; 1) Modification of Bylaws, 2) A reminder that a 2/3 vote was required to amend the Bylaws, 3) Minor changes required to the Subdivision Restrictions, 4) Consideration of the major expenses of the Association such as Liability Insurance, The Newsletter, the Secretary's Office and the Swimming Pool.

### Committee Report – Swimming Pool – Christine Earle

**Christine Earle**, having just been appointed to the Board to take the place of **Bill Adkins** who had resigned, gave a few words of welcome.

### Committee Report – Lakes, Dam & Fish – Doug Watne

**Watne** gave a detailed history of the problems with the Dam and the steps that the Board had taken to repair the Dam with the conclusion that the Dam was in good shape and should not require any additional major expense for several years. The **Secretary** reported that the Special Assessment had brought in \$16,750.00 and the Dam repairs came to \$ 16,150.00.

### Committee Report – Swimming Pool – Gene Garcia

**Gene Garcia** reported on the renovation of the swimming pool and that the pool was in excellent condition, was open and people were really enjoying it after having it closed for the past year.

Committee Report – Architectural Committee – Stella Pease

**Stella Pease** was absent so **Goranflo** briefly recapped the permitting and code enforcement activity by the Association during the past year.

The next order of business was the election of Board Members to expiring positions. **Bobby Williams** made a motion to nominate **James Welch**, **Richard Goranflo** and **Christine Earl** to the Board. **Brad Williams** seconded the motion and it passed unanimously. **Myra Evans** made the motion that the three named individuals be elected to the Board. The motion was seconded by **Bob Elliott** and the motion was passed unanimously.

**Goranflo** then expressed the need to reaffirm the Special Assessment by Association members. A motion to approve/reconfirm the Special Assessment was made by **Brad Williams**, seconded by **Art Ambrose** and unanimously carried.

**Goranflo** then called for discussion on restructuring the Dues to conform to the suggestion by the Board that dues be applied on a lot basis rather than an owner basis. The plan would assess an owner \$50.00 for each lot owned. This proposal resulted in two hours of heated debate with the negative view being lead by **Travis Sheffield**, **Zane Grey**, **Karen Williams** and **Strong**.

After a long and tiresome debate, **Art Ambrose** made a motion to double the dues to \$120.00 a year from the current \$60.00 a year and to leave the dues to continue to be assessed by owner rather than by number of lots owned. The motion was seconded by **Mike Hofferek** and passed on a vote of 29 for and 9 against. A two-thirds majority being required, the motion passed by a seventy-six percent vote.

**Goranflo** then opened the floor to debate on amending the By-Laws to give the Board the authority to make a special assessment of \$100.00 per year if such need arose to take care of emergency situations and not to have to wait for approval at an annual meeting. There was considerable debate that \$100.00 was excessive and on a motion by **Brad Williams** a motion was made to give the Board the authority to levy a Special Assessment if future requirements dictated and to limit the Special Assessment be to \$50.00 for a calendar year. The motion was seconded by **Myra Evans** and passed immediately by acclimation with no descending votes thereby constituting the required two-thirds(2/3rds.) vote required to amend the By-Laws.

**Goranflo** then asked for discussion on additional amendments to the Bylaws. The discussion bogged down with minute detailed objections to certain provisions. After much discussion **Goranflo** suggested that the Board go back and review the Bylaws, fine tune all required revisions and get back to the Association Members at a later date. **Lillian Phillips** made the motion to this effect which was seconded by **Zane Grey** and then unanimously carried.

There being no further business, meeting was adjourned on a motion by **Bob Williams**, a second by **Doug Watne** and unanimously carried.

Ernest W. Barnes-Recording Secretary