



2022 Annual Meeting Minutes

South Island Plantation

Clubhouse 11:00 a.m.

- I. Call to Order: 11:02 AM by Kevin Dopf
- II. Proof of Mailing Certification of Quorum – FirstService Residential
 - No quorum—had 83 of 95- Information only, no need to recall the meeting.
- III. Introduction
 - Teddy Dowling
 - Frank DeAngelas
 - Kevin Dopf
 - Lisa Newman
 - Ellen Kelpsh (Club/pool house committee member)
 - Toni Olin—Chair of the ARB
- IV. President’s Report

Kevin went over where the money was spent for the year:

The talking points included the drainage/sinkhole issues throughout the community. The board will be having the spillway looked at next. The board also engaged in a pond contract with The Greenery this year. There was talk about the rental of the gate house, the maintenance area across the street, the docks, ARB committee, new mailbox clusters being installed, as well as advertising for the community.

Kevin also went over items at the pool and clubhouse. The board will look into vent cleaning, having the fitness center updated, replacing the door locks and having the clubhouse/fence pressure washed. The water heater was replaced and the interior doors were rekeyed. The community financials are available on Connect.

Landscaping is the biggest budget line item because the association is currently taking care of it but eventually it will fall to the homeowners. Also, in 2021/2022 taken down a lot dead trees and had the irrigation system installed, but the irrigation clock needs to be looked at.

The board is working diligently on getting the delinquency down. The board will take the properties to foreclosure, and recently sold 2 of the properties that were taken to foreclosure in the past.

V. Adjourn of the formal meeting at 11:40 am.

- Motion from Kevin second from Ellen, motion passed.

VI. Other Business - Homeowner Q&A

There was more discussion on the docks and storage area across the way. There were questions with the landscape, the back gate and that there is now a camera in the back. There was also questions around gate barcodes/clickers.