

approved as amended
gms

Regular Board Meeting of ILE, Inc.
June 18, 2009 at 6:00p.m.

Meeting called to order at 6:00. Present are President Susan Sohni, Vice President Richard Dureault, Archie Meyers, Treasurer, Joanne O'Neil, Secretary, Anita Whitesell, Jack Kelly, Greg Gilchrist by phone, and General Manager, Rick Robinson.

Minutes were read from previous Board Meeting and motion was made by Archie Meyers to accept minutes as read. Richard Dureault seconded. Polling was taken and vote was unanimous. Motion carried.

Treasurers Report was read by Archie Meyers who then made motion to accept report as presented to Board. Richard Dureault seconded. Polling was taken and was to accept treasurer's report as presented. Motion carried.

President's Report was given. President Sohni stated that we got big hurdles behind us. We have gotten good response from the maintenance increase. Ballots are continuing to come in to the office. Would like to commend the office staff for getting the special assessment and maintenance increase out. We now have 1585 yes, with commitments of 240 some odd votes to come. Initiated some phone calls to multiple lot owners to encourage them to return their ballot. The only special interest we have as board is this community. At the heart of what we do is for all of you, the property owners. The election is by the majority but the majority does not control how we act or what we do. We have a lot of volunteerism. We are all working together for the same common goal. Thank you Shirley Dureault and Peggy Meyers for the flags down the main avenue.

General Manager's Report. The calls for the Special Assessment have started slaking off. We're still getting ballots without signatures that have to go back but their coming back in. The Corporation has received verbal approval for a new 5 year water permit for the golf course but because of backlog have not received it in writing yet. We are assisting Code Enforcement in locating suspected violation. Five code cases since last meeting. Some stop work orders have been issued. Polk county Code Enforcement is working on these. Some of the security cameras were affected by a lightning hit to the gate replacements have been ordered. If not here by July 4th, we will receive loaners. Had meeting with DOF thanking us for hosting the July 21st Firewise meeting at 6 p.m. in our ballroom and they are letting us know how many other people from other communities will be attending. More patching done on the flat roof when weather permits. Ending some leaks, slowed down some. Damage done on lawn in front of clubhouse and at the marina. We're working with PCSO on this issue. The guard gate was struck again early this morning. Everything was taken care of within an hour by PCSO. It was a elderly resident who is suffering from dementia and will not be charged but we will get restitution through their insurance company. Of the 1500 ballots returned, 126 were commercial. It is almost half of what we need outside the gate. We need about 334.

Richard Dureault read Parkways report. Water Dept passed inspection. there are new rules and regulations. Every month when we drain the fire hydrants we have to hold onto paperwork for the year. We also have to check every valve in the system once a year. Our water dept has always been in compliance never, got any gigs. Quite a few trees hat needed to be removed on common property, replaced damaged culvert, fountain was repaired. Seven new flags were added. Damage to the lawn in front of clubhouse was repaired. directory sign at marina was repaired. Canals are clear and free of debris, water is rising, at the lakefront we are looking into a concrete ramp for the boats. Yacht club wants to contribute to that cost.

Anita Whitesell, WGA Chairman. We're holding our own. We've got good play with 9 holes. Volunteers are great. Golf courses are closing all over the place, being not for profit we own our golf course, therefore we are not being taxed. SunAire Golf course closed down. By Sept, we should have the back nine open and should be able to hold our own for the remainder of the year. Bartow course is so crowded that you can't get on it, that might help us a little. People are using the money drop off slot for after hour play. Archie Meyers stated thee course itself, the back nine, is coming along. Top dressed and fertilized. Balance of \$45,564.95 money left to spend on the golf course as of May. We need \$21,000 to meet the expenses monthly. Stopped purchasing anything except fertilizer or chemicals if possible. Top dressing is being hauled here for free by Keith Hyatt. Optimistic about the course. The volunteers are amazing. The fairways are the best that they ever been in 15 years.

Library report was given by Karen Wolzanski. Garden Club, no report. Shirley Dureault stated that Bingo will begin on Sept 8th with free hot dogs for everyone there. Joanne O'Neil stated that the Yacht Club will not be sponsoring the 4th of July picnic due to lack of help. Social will be hosting a community indoor picnic at 19th hole. This will be RSVP to Betty Ward, 692-0582. Joanne O'Neil gave Covenant Review Board report. We had 4 applications approved in May that need to be read into minutes. Also, starting June 23rd, the at 10:00 CRB will be reviewing all its building standards and guidelines to include Polk County requirements as well. CRB will also be revising its application approval process procedure. There now will be a simple and a standard procedure, simple is re-roof, fencing, pre-fabricated sheds; standard will apply to new construction or remodel. Reminder to the residents, we are a deed restricted community and need applications for any modifications. We need this prior to signing a contract for approval for applications.

Jack Kelly gave the Restaurant report. The 19th Hole is now open until 7:00 p.m. while JR's is closed. We have a noticeable increase in beer sales due to JR being closed until the fourth of July. Holding our own for summer operations. May \$469.00 profit. June \$450.00 profit. Summer menu seems to be working. Diane is doing a wonderful job. She manages that restaurant by herself. The volunteers are also doing a great job helping the restaurant stay afloat. Jack Robinson and his wife Elaine are taking the ice machine back to Wisconsin to repair. Thank you so much for that.

Greg Gilchrist, security. Thanks to John Hudson for his willingness to step up to the plate and help Security. John Hudson mentioned the gate accident and stated will be seeking restitution from her insurance. Problem with people changing their nights on the gate watch and not telling him. If you can't do your night, please call so we can have the gate covered. New fan in the Guard Shack to assist with the air conditioning. Buddy also helped with the gate problem. Camera problem is being worked. Thanks to all the volunteers who make security's life a little easier.

OLD BUSINESS. Archie Meyers stated that Greg Gilchrist made a motion to donate Bingo money to the clubhouse for electric last month. Has the check been cut. General Manager stated he will have check cut as soon as possible. Greg Gilchrist asked about the signs made for the Marina, also looking at two other signs for CAP. No thru traffic signs needed permanently at both ends of Deland. One is already at the entrance to Deland from SR60. Rick Robinson, General Manager will get quotes for pricing signs. Stock signs prices should be less expensive. President Sohni said to check with Peter Cassidy about what their doing for detouring traffic from Deland on the 4th of July. Lacking that, possible donations if we have to. Parkways has some money. Breaches on 630, somebody suggested the planting of trees, no money but we have a lot of little trees growing, may relocating them. That would have to be long range - short range is No Trespassing Signs and calling the PCSO.

NEW BUSINESS. President Sohni asked if we should proceed with the insurance adjuster contract. Anita Whitesell made the motion to approve the public adjuster contract. Jack Kelly seconded. Discussion. Cost will be \$1,200, \$1,500 to have that done. Must reopen file by August 13, 2009. Reopen existing claim file for 2004 hurricane damage. Flat roof was never questioned before. Polling was taken and vote was unanimous. Motion carried.

General Manager, we have to offer all employees who are working more than 30 hours a week, to participate in our medical insurance program. Would insurance company allow us to change our policy from this point forward. Setting parameters is up to this Board, but they would like it at 50% of eligible people on the policy. Four people only now. \$2400 once we took out 1 employee for a month. About \$300 per person. 16 would be eligible.

Crane shooting at golf course, the gentleman admitted guilt, paid \$900.00 fine. Must attend pre trial intervention program, it is a 3rd degree felony. Apologized to several Board members and golfers. No other reprimand from the board. Golf committee had a meeting Tuesday, either he should not be allowed on course or take away privileges. It was not the committees job, but the Board. Hold off until intervention is completed or not. Archie Meyers stated if he doesn't complete the program then restrict use of golf course. Hopefully the current punishment will be a deterrent for him or anybody else.

NEW BUSINESS.

Draft of staff manual for employees given to the President from Rick Robinson, General Manager. Give copies to all board members. Please review this along with the By-Law changes.

Resident letter, Bulletin Board. Archie Meyers made a motion to give bulletin board back to the current Postmaster Steve Mace, that was donated to the community. Anita Whitesell seconded. Discussion. Bulletin board was donated to community and given to the Post Master. Archie gave a history of how the bulletin board was donated to the community for the PO. If we get new Postmaster, bulleting board remains with Postmaster. Polling taken and vote was unanimous. Motion carried.

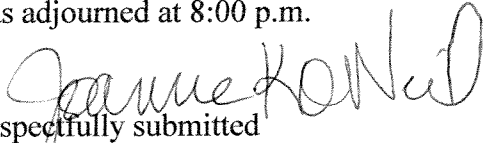
Resident letter, ILE Website. Motion made by Greg Gilchrist, and seconded by Richard Dureault seconded to have the ILE official website remain with the ILE corporation. Discussion. Mr. Mace paid first year, 2nd and following years, it was paid by ILE, Inc. It belongs to corporation. It was never an individual's website. Mr. Mace abrogated his ownership. Polling taken and vote was unanimous. Motion carried.

Resident letter, rent rooms or take in boarder. Resident was informed that it was not allowed by our covenants or the County. Referred to Stan Doucher, Polk County Code Enforcement, who also stated not permitted.

Firewise workshop will be July 21, 13 communities have been invited. Polk County asked us to sponsor this. Polk County will be presenting various workshops and information.

Resident letter, sent back their ballot with comments. The President of ILE, Inc. responded with a letter explaining the difference between the SA and the maintenance increase and why the ballot was presented as it was. Greg Gilchrist responded saying the letter was great, straight forward and honest.

Joanne O'Neil made motion to adjourn the meeting, seconded by Archie Meyers. Meeting was adjourned at 8:00 p.m.


Respectfully submitted
Joanne O'Neil, Recording Secretary