

Indian Lake Estates, Inc.
 Regular Meeting of the Board of Directors
 Thursday, May 21, 2009
 6:01 PM

*app'd as re
6/18/09*

Meeting called to order by President, Susan Sohni. Board members present: Susan Sohni, President, Richard Dureault, Vice President, Archie Meyers, Treasurer, Greg Gilchrist, Jack Kelly, Anita Whitesell and Secretary, Joanne O'Neil telephonically. Rick Robinson, General Manager and Elaine Robinson, temporary recording secretary.

Minutes: Minutes of previous meeting read.

- Motion By: Greg Gilchrist, Second by: Jack Kelly
- Motion: To accept minutes as read
- Discussion: Anita Whitesell asked for the following change. On the 24th of April we will open new greens/should be temporary greens on back nine.
- Motion Restated: Accept amended minutes of the 4/16/09 regular board meeting.
- Motion: Unanimous

Treasurer's Report: Archie Meyers, Treasurer

- Operating fund balance, \$394,397.77
- Special Assessment dollars \$752,510.57 refunded back to owners

President's Report: Susan Sohni, President

- Completed sending back all Special Assessment refunds
- Sorting remaining ballots for owner's that donated Special Assessment dollars back and to those that didn't pay assessment at all
- Rick Robinson, General Manager reports positive feedback from the telephone calls he has received
- Thanks to all volunteers that helped to fold, stamped and stuff envelopes
- Thanks to Jack Robinson for painting the brown directional signs
- Thanks to Tom Miller for calculating the interest due on the Special Assessment refunds

Security Report: Greg Gilchrist, Director

- Budget is pretty slim, looking for some of that donated money to accomplish some other projects
- Thanks to all the security people for their years of hard work
- Buddy Mongoivi is going to be resigning as head of security, due to his work schedule. Thanks to Buddy for all his hard work in this community for the last 4 or 5 years
- John Hudson is looking for volunteers to work the gate from 6 pm to 8 pm each evening

Pro-Shop Report: Anita Whitesell, Director

- Not much to say about Pro Shop, definitely no season, what so ever, rain hasn't helped
- Did report a \$700. day last Saturday, with people buying merchandise
- Can't really sell much, since we have temporary greens and can't complete 18 holes

- Sign advertising golf for \$15. a day was put up on state road 60, covering bingo on billboard

Greens Report: Archie Meyers, Treasurer

- Sprigs are starting to take hold on the back nine, if this keeps up, it looks like we could have a decent back nine in a couple of months
- Budget stands at \$68,537.04

Parkways Report: Richard Dureault, Vice President

- Major water main break, pipe crossed under paved road, road cut to replace pipe
- Temporary emergency exit at the north end of Red Grange is complete
- Major break down on front-end pay loader, cleaning of drainage ditches halted for a couple of days
- Case front-end pay loader will be available for hurricane duty if a storm hits
- Large bush hog mowing deck has been repaired, but will need replacing. This two-winged bush hog is pushing 15 hard mowing seasons. Can't afford to have this bush hog out of service during mowing season without a replacement.
- Rick Robinson, General Manager and Parkways agree this issue needs to be addressed during the 2010 budget process.
- Palm trees that died during the frost have been removed from the islands on Deland Avenue. Palm trees will not be pruned, only the dead unsightly growth on some trees.
- Directory boards at Deland & Park and Park & Red Grange have been refurbished. Jack Robinson volunteered his services and did a great job.
- Bathhouse closed one morning, poly hose running water to the fountain split open. PVC pipe will now be run to the fountain. Total cost of materials to complete replacement is under \$60.00.
- Rick Robinson, General Manager is checking with the state on mowing of drainage ditches and greenways along ILE property on state road 60. If we end up maintaining this area, so our entrance is properly manicured, it will involve 20 to 28 man-hours plus diesel fuel, at least 6 times a year.
- Flags are flying along Park Avenue for the Memorial Day weekend. Parkways will take down the flags on Tuesday. Poles and brackets they were donated by the Yacht Club. Peggy Meyers and Shirley Dureault collected donations from residents to purchase twenty flags. Parkways is finishing mowing the entire subdivision for Memorial Day weekend
- Parkways has a photo gallery on our website. Please check it out.

Marina Report: Richard Dureault, Vice President

- Marina slips are still available for \$200. Per year
- Lake is low; people are having trouble at the boat ramps
- Boats from the marina slips are having no launching problems

Canal Report: Richard Dureault, Vice President

- Jack Robinson & John Hudson have completed cleaning the banks of the canals.
- Canals have been sprayed with chemicals to manage proper balance in vegetation to insure the canals are navigable and also have habitat for fish and fowl.

Restaurant Report: Jack Kelly, Director

- Profit of \$276 for the month of April
- Profit of \$378 so far this May

- We're a head of the game for these two months, by reducing wages and having a one person operation

General Manager's Report: Rick Robinson, General Manager

- Personally thank all the volunteers who helped with the mailing
- Polk County Division of Forestry grant has been completed
- Parkways has been working on cleaning up the entrance to ILE
- I talked to Dept. Of Transportation this morning; the right of way and ditches are scheduled to be mowed only three times a year. There is no set schedule; it is when they get out here. Last year the ditches got mowed one time and right of way got mowed three times. I spoke to the contractor, they come out here only when weather permits and they have the equipment. If we feel there is a safety hazard we should call DOT (Dept. of Transportation)
- April 23,2009 the entrance gate to ILE was hit by a pick up truck. Truck was identified and this information has been turned over to the Polk County's Sheriff Dept. for criminal action.
- April 29, 2009, Joe Frazier, Supervisor of Florida Refuse and myself drove the ILE area and I pointed out areas where there trucks were damaging the shoulder of the roadways. Contact office if you see any damage.
- ILE e-mail system is up and working. I would again ask all owners to turn in their e-mail forms. Forms can be obtained in the office or downloaded off the website. Fill forms out and return to office.
- Trespassing signs are up
- Parkways has painted the bases, curbing and posts down Park Avenue, entrance way down to Red Grange.
- Thank the volunteers who painted the signs.
- Re-inspection with Polk County Fire Dept. issues resolved

Old Business:

- Greg Gilchrist – Signs at marina and boat ramp for parking passes. Lengthy discussion followed on who should be contacted to obtain passes/stickers. Office will be contacted during regular business hours. Are we going to use hanging passes from the rearview mirror; like the handicapped passes? Per Rick Robinson these pass would cost about \$1.50 to \$1.75 each. Debated followed on how passes would be dated and whether there should be a charge for the passes. Cost should include at least the cost of having the passes made. Language on sign. *Notice – Indian Lake Estates requires all property owners to have a sticker on there vehicle windshield indicating that they are a resident or a property owner of ILE. All visitors are required to obtain a parking pass from ILE Security (changed to office) To insure no other action be taken please call the office and leave a message we will be more than happy to assist you. Thanks for your cooperation. ILE Board of Directors.* Debated followed on wordage of sign: required vs. requested, should be ILE sticker or boat pass etc. . E-mail follow-up.
- Status of phone line being cut. Rick Robinson stated that he talked to Verizon and we did not get billed for it.
- Status on emergency gate: Gate is operational, stop signs in place and locks on it. Talked to fire department, forestry everybody has been informed. Key lock used, parkways and office has keys. Fire department and forestry will use bolt cutter in an emergency.

- Status on dedicated line on the phone: Rick Robinson will follow up on this item and report back on it. Needs to be done before hurricane season. Carry over for old business, hopefully, it won't take long to get resolved.

New Business:

Bingo

- Greg Gilchrist – Bingo committee has ok'd the use of \$1,000. And they would like to donate it to ILE to pay the electric bill for the ballroom.
- Motion by: Greg Gilchrist Second By: Anita Whitesell
- Motion: Bingo committee donates a \$1,000 to ILE, money to be used for the electric bill for the ballroom
- No discussion – Motion unanimous
- Thanks to the bingo workers and players

Security

- Greg Gilchrist - Would like to see something added to our by-laws requiring the use of ILE stickers. Wanted to make sure it was discussed at an official board meeting and that it is included in our new by-law revision. This has been discussed with our corporate attorney, answer forthcoming. According to Article VII, Section 1a *"The Board of Directors shall have the power to adopt and publish rules and regulations governing the use of the Common Property and the conduct of all persons thereon, and to establish penalties for the infraction thereof."* We have to develop the rules and regulations and then have the means to be able to enforce them. Historically, we have not been able to enforce the by-laws and this creates a problem for us. Our attorney wanted us to create rules and regulations, publish them and have them up at the beginning of the year, announce through the newsletters, the website and postings on the bulletin boards, etc. Being able to enforce them was the big issue.

Treasurer

- Archie Meyers – Various budget adjustments were made within several departments.
- Motion By: Archie Meyers Second by: Jack Kelly
- **Motion:** To accept budget transfers per 5/06/09 financials
- Motion: Unanimous
- Discussion: Greg Gilchrist asked about the insurance on the security vehicle. If this vehicle isn't in use, why couldn't the insurance be pulled? Those dollars certainly could be used by security in some other areas. Discussion ensued.
- Motion By: Greg Gilchrist Seconded By: Archie Meyers
- **Motion:** Eliminate insurance on security vehicle, and park it at Parkways, until a determination is made on what to do with vehicle.
- **Motion:** 5 to 2 Motion Carried

General Manager

- Rick Robinson presented a proposal for collection of delinquent maintenance fees. Would like the board to review the proposal and give him some feedback. Discussion: Question was asked, "How much are our arrearages/delinquent maintenance fees?" Response: \$100,000 per Mr. Robinson. Discussed judgments, collection agencies, summons fees etc. Susan Sohni asked Mr. Robinson for some concrete figures on what collection agencies and judgments had produced, and what it cost us. Mr. Robinson stated that he would have those figures on Monday.

Marina

- Richard Dureault – We are collecting \$200. a year for rental of a boat slip. The tax of \$14.00 is being taken out of the \$200, which means we are only collecting \$186. Per slip. The tax of \$14.00 should be the responsibly of the renter.
- Motion By: Richard Dureault Second By: Archie Meyers
- **Motion:** Fee of \$200 plus tax for annual rental of a boat slip from this date forward.
- Discussion: None
- Motion: Carried

Committee Reports

- Library – Karen Wolanski – As of June 1, 2009 the library will be opened Monday, Wednesday & Friday 10 to 12 noon. There is a military display for the month of May. Collecting pull tabs for Ronald Mac Donald House.
- Garden Club – No report
- Covenants – No report

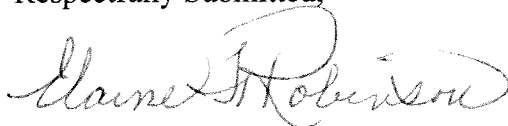
Announcements

- Burning ban has been lifted
- Saturday, May 23, 2009 12 noon Memorial Day Potluck at the lakefront
- July 21, 2009 – Fire Wise Program, 6:30 pm to 8:30 pm Sponsored by the Division of Forestry, will be held in ILE ballroom. Will involved eleven other communities.

Adjournment

- Motion by: Archie Meyers Seconded By: Greg Gilchrist
- Meeting adjourned: 7:34 PM

Respectfully Submitted,



Elaine F. Robinson
Temporary Recording Secretary