

**MINUTES OF MEETING
OF BID-A-WEE BEACH PARK, INC.
BOARD OF DIRECTORS
Saturday, September 10, 2016**

The regular quarterly meeting of the Board of Directors of Bid-A-Wee Beach Park, Inc. was held at the public library on Saturday, September 10, 2016. Eleven (11) directors present were: Jeannie Krohn, President; Rob Tallent, Vice President; Dee Gibson, Secretary; Wanda Manning, Treasurer; Mack Carter, Parliamentarian; Debbie Edmondson, Membership Chair; Tom Graham, Winston Griggs, Mark Lane, David Smith, and Juddy Stephenson, creating a quorum for the transaction of business. Debbie Brown and Lynda Sheets were absent. The President, Jeannie Krohn, called the meeting to order at 9:02AM and Dee Gibson, Secretary, recorded the minutes. Resident/ member Bill Caravello observed the meeting.

The President called for approval of the previously distributed minutes of the Board meetings held on May 21, 2016 and June 11, 2016 and the draft minutes to submit to membership for approval of the Annual Meeting of Members held on June 11, 2016. The minutes were unanimously approved (No NAYS).

Jeannie then welcomed the new members to the Board, Mark Lane and Winston Griggs, and directors introduced themselves. She also noted the goal of the Board is harmony in the community and the board. We may disagree with each other during discussion and vote, but once we leave the meeting, we accept the decision of the majority and go forward as a team, agreeing to disagree.

SECRETARY'S REPORT:

Dee Gibson then reviewed our use of email. She explained we try to avoid doing business over email because 13 people having 13 conversations becomes overwhelming. We send out a vote from our BAW Gmail account and ask each director to reply only to BAW. Once the votes are in, or if discussion is called for, she includes all the comments in one email or when she sends out the results of the vote, itemizing how each director voted.

TREASURER'S REPORT:

Wanda Manning reported a balance in the checking account of \$35,737.13 and total in the Emergency Fund Money Market account at BB&T is \$25,138.68

MEMBERSHIP CHAIR REPORT:

Debbie Edmondson stated we have 626 parcels in the community. In June, we had 298 members and now have 341. Last year on December 31 we had 376 members. We are working hard to reach that number again although we have a few people protesting for various personal reasons. 82 people paid last year that haven't paid yet this year but we are getting many new residents and existing resident new members. We sent email reminders and are mailing the annual brochure which seems to motivate membership. Tom Graham wondered about vacant lots and that effect on our membership percentage.

PRESIDENT'S REPORT:

Jeannie Krohn, President, stated she will review items on the projected budget, some needing approval of the Directors. She asked Tom Graham to review the plans for renovating Walkway #1 and the wood side-rails to replace the rusted fencing along #4.

Tom Graham:

Tom reported #1 will be a ramp down with no steps, 6 ft. wide to have room to pass with beach gear, and have seating. He said it will be level at the gate; a seating area on this section; and then drop one inch per foot for 40 feet; have another landing with a seating area 3-4 feet off ground; then ramp to the dunes. Target start date is second week of January. Our volunteers are as good as can be found anywhere. They'd like 8 guys to rip it out and about 6 to build it. Jeannie reported we must obtain permits. Estimated timeframe: 4-5 weekends. Estimated costs: \$5000+- depending upon code requirements and adding a second seating area.

Tom then reported on the #4 side rails. The board already voted to run horizontal wood side rails to make repairs/replacement more manageable. A 4" gap is required by code. Costs should be under \$2000, with volunteers a day here and there when they can get together.

Tom passed out drawings of the planned work. Mark Lane suggested spending another \$1000 and adding another seating area to have two seating areas along #1 boardwalk. All directors agreed with the drawings and plans for design of #1 and #4. No objections were expressed.

Tom Graham made the motion, seconded by Rob Tallent, that we budget \$6000 for #1 to include a second seating area and \$1100 for the side rails on #4, with the understanding that each of these estimates may go over by \$500, with the President's approval. A vote of Directors will be called if the costs go above \$6500 and \$1600 respectively. The motion was approved unanimously (NO NAYS).

Jeannie Krohn, President:

Following discussion regarding frequency in changing gate codes, the President asked that the board determine a set time each year so we could tell residents in advance to always look to this date for gate code changes. Considerations were: volunteer time to change codes; increased lock maintenance each time codes are changed due to residents not remembering, shaking and breaking them; Spring Break is now minimal; costs for postage and supplies to notify members without email; we are not having issues; and changing them with the fall time change after tourist season would be logical. Following discussion, Tom Graham made the motion, seconded by Winston Griggs that we continue to change the code annually, or when a problem develops. The motion was unanimously approved (NO NAYS). Jeannie then asked the Board if the annual code change should occur with the fall time change and called for agreement/disagreement and all Directors agreed, with no objection.

The President then discussed that Mr. Sanders will pick-up the gates for #1 and #6 so all gates and side panels may be redesigned. They should be complete before March when tourists start coming back. Fall and winter months are good to have the gates removed, since the boardwalks will be open while they are being redesigned. The Board has already approved the upgrade of all the gates and side panels. Jeannie discussed the cut-outs in the top panels of the

gates. The gate slamming caused the cut-outs to break loose. Mack Carter made the motion, seconded by Tom Graham that we do not do the cutouts any longer due to the problem with them breaking loose. The motion was approved unanimously (NO NAYS). The Directors agreed that Mr. Sanders should remove the gates in the fall. The President reviewed the costs: Each gate - expanded metal \$532.50, powder coating/sandblasting \$310, airbrushing \$125 = total \$967.50 each. #1 will be a sea turtle and #6 a nautilus shell. 2 side panels (will need 4) – panels \$905.25, powder coating \$185 = total \$1090.25

Jeannie then reported on the naturalization project at the parking lot area at the Fontainebleau. The Board approved obtaining the Engineer Report and the survey has been done. Mr. Morrison said he would move the fence back for \$1500 so she has budgeted \$3500 for the Engineer Report and \$1500 for moving the fence. She stated when we receive the Engineer Report we will get bids for the removal of the asphalt and landscaping. Jeannie informed the Directors we received an email questioning using money on this project with FBR road improvements, so she contacted Kelly Jenkins, the new CRA Manager. She then read the reply email regarding time frame projections for Front Beach Road improvements. Current estimates for possible construction within the next 5 years would include FBR east of Richard Jackson. Then Highway 79 from Back Beach to FBR just west of Highway 79 to Lowell water lake. After that, they will do some design for next phases for FBR but they start from Lowell water lake outfall and head east. They are looking at 5 years for a mile and only when money becomes available. Jeannie said when she receives the engineer survey/plans, she will have the Directors that are in town stop by and look them over.

The Directors then discussed the annual trimming of our palm trees and cutting growth along FBR again. Costs are \$4050 for palm trimming and \$750 for trimming @\$250 each. Upon motion made by Tom Graham to continue to practice of having the palms done annually and mowing done three times each year, it was seconded by David Smith, and was unanimously approved (NO NAYS).

Directors then discussed the solar lights at each boardwalk and requested Jeannie order more to have on hand. No director expressed objection and she agreed they would order more. Jeannie then discussed the remainder of projected expenses, including insurance and some sign expense. Dee pointed out that before we raised the dues, we would have only \$12,000-\$15,000 annually to work with. The increased dues allow us to accomplish projects that have been needed for years and that will greatly improve our beach access property and, in turn, the value of our individual homes.

Following general discussion, there being no further business, the meeting was adjourned at 10:30 AM.

/s/ Dee Gibson, Secretary