

St. Martin's by the Bay Homeowners Association Board of Directors' Meeting DRAFT MINUTES August 8, 2010 10:00 a.m. DIRECTORS PRESENT: Oliver Walsh, Chair, Mike Shutt, Treasurer, Patty Dukes, Craig Pohland, Craig Constantino, Betty Young, Russell Luzier. CALL TO ORDER: Chair, Ollie Walsh called the meeting to Order at 10:05 a.m. CPO Resignation: Ollie Walsh explained the circumstances surrounding the resignation of the Pool Operator and the history of abusive remarks and distorted facts from some homeowners. The Board was apprised of the plan to carry out the pool operator's responsibilities until the end of the season. Frank Lynch Costs: Ollie Walsh explained to the Board the costs incurred by the Board in obtaining copies of documents kept by the former Secretary, Joyce Timmons. He then apprised the Board of Ms. Timmons's refusal to turn over the safe deposit box key and other issues related to her conduct as a Board member. Censure: The Board then discussed the various obligations and duties of individual Board members, including the duty of loyalty to the community. Various Board members mentioned inappropriate comments and abusive emails made by Ms. Timmons. Craig Pohland moved that Joyce Timmons be censured by the Board, which was seconded by Betty Young and passed unanimously. Treasurer's Report: Mike Shutt provided the Treasurer's Report and the additional expenditures and repairs made by Sharp Water. The Board thanked Craig Pohland for packing the trash dumpsters on a regular basis. Mr. Shutt discussed the legal and emergency fund and that it is expected to be over-budget and that seven homeowners are behind on their dues. He then apprised the Board of the dock repair, repairs to the pumphouse and boat parking. Patty Dukes moved that the Treasurer's report be accepted, which was seconded by Craig Constantino and passed unanimously. Tree Removal/Phragmite: The Board discussed tree removal and the phragmite issue. Jack Shook offered to coordinate the phragmite removal process for his side of the boat dock and he will keep the Board apprised of his conversations with the County. Patty Dukes moved that the trees be removed as soon as practicable and Betty Young seconded the motion. It passed unanimously. ADJOURNMENT: The meeting was adjourned at 11:30 a.m.