SEVEN COVES HOMEOWNERS' ASSOCIATION
Monthly Board Meeting
Tuesday, June 27, 2023

Regular Board Meeting called to order at 6:34 pm

Seven Coves Board Members Present:
Don Chronister, Larry Roberts and Bill Valka.

IMC Reps. Present:
Steve Durham, Tammy Perry and Amy Lundy

President's Report given by Don Chronister, Vice-President.
The breakwater has three to four washouts. We have hired a company and we have been added to their list of jobs to be completed. They are backed up and we must also wait for the lake level to drop for the work to be completed. We are also considering cutting down all the weed like trees that are growing on the breakwater. Maintenance has cut down about 9 dead crepe myrtles around the common areas and hauled off. Some rotten dock boards on dock 3 have been replaced. We also consolidated all our Seven Coves financial bank accounts into one bank institution for ease of access to funds. Following the annual members' meeting there were some questions regarding the eligibility of one member who was elected to the board, Tom Frost. The Association is formalizing the existing reality that Tom's election was proper. Tom has since resigned his position on the board and further action will be taken in tonight's board meeting.

Minutes:
Approval of May Minutes. Larry Roberts made a motion to approve the report and Bill Valka second, unanimously approved.

New Business

a. Appoint board member – deferred due to no quorum per bylaws for appointment of board member
b. The Landing contract- Motion failed, Larry Roberts made a motion, no second
c. Advertisement-Larry Roberts made a motion to accept bid from The Dock Line magazine for ½ page advertisement $400.00/month, month to month contract. Bill Valka second, unanimously approved.

Financials:
Financial Report was given by Tammy Perry. Larry Roberts made a motion to approve the report and Bill Valka second, unanimously approved.

Old Business - None

Ratification of all actions of the board since the last meeting-

a. Don Chronister made a motion to accept the bid for $6,500.00 for breakwater repairs. Larry Roberts second, Tim Steinmuller voted yes, Bill Valka did not vote.

b. Don Chronister made a motion to close our existing PNC bank accounts and move all funds over to one bank institution at First Citizens Bank. Larry Roberts second, Tim Steinmuller voted yes, and Bill Valka didn't vote.

c. Don Chronister made a motion to approve the Landing Agreement for a one year term. Larry Roberts second. Tim Steinmuller, Don Chronister & Larry Roberts voted yes and Bill Valka voted no.

Regular Board Meeting adjourned at 6:47 pm.

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Secretary Date