

Board Meeting Minutes

TOWN SHORES OF GULFPORT #216, INC.

NOTTINGHAM

March 12, 2024, 10:00 AM

Town Shores Auditorium

Call to Order

David Goldman, President, called the meeting to order at 10:00 AM.

Roll Call

A quorum of the Board was present with David Goldman, David Richardson, Cheryl Heal, Don Cameron, Ron Gregory, Terry Libich and Holly Everett.

Minutes Approval

Ron Gregory made a motion to approve the January meetings minutes as written. Holly Everett seconded. The minutes were approved as written.

Don Cameron made a motion to approve the February meetings minutes as written. Terry Libich seconded. The minutes were approved as written.

Reports

President's Report

- The Town Shores website now has updated Nottingham documents.
- Much time is being spent on getting estimates for roof, pavers, stairways, landscaping, cleaning, etc., with many no shows or non-response.

Treasurer's Report

- As of today's date, (03/12/2024):
Operating cash: \$33,374.49; Other assets: \$832.67.
Reserve cash: \$659,804.91; leaving Total assets of: \$694,012.07.
- The Spectrum rebate of about \$18,900 was put into our reserve accounts.
- Deferred maintenance of \$177,159.46.
- Approximately \$45,000 is left over from the PRS Special assessment.

Unfinished Business

- Rules Enforcement Committee (REC)
Terry motioned to establish a Rules Enforcement Committee. Ron seconded and the vote passed unanimously except for Holly Everett who voted No.

Hardcopies of the Blue Book may be purchased at the Town Shores office and is available online in the Nottingham section of the Town Shores website (www.TownShoresCommunity.com).

- **Towing Contract**
Ron Gregory motioned to establish a towing contract for the parking lot. Don Cameron seconded. The vote passed unanimously.
- **Shed Update**
The shed install will occur when the permit process is complete.
- **Security Cameras**
The board is looking at various options for placement and is getting estimates. Neighborhood watch meetings are held every second Wednesday of the month at the Scout Hall. Contact Cheryl Heal for information. Ron Gregory motioned to get more estimates for security cameras. Dave Richardson seconded, and the vote passed.
- **Parking Lot Update**
The board discussed alternatives and estimates for the parking lot. They also discussed the priorities of other building projects.

Cheryl Heal motioned to proceed with a recoating process, spending up to \$35,000. Ron Gregory seconded. The vote failed unanimously. Members of the board want more information before any decisions are made.

Cheryl Heal motioned to table the issue and to have a Special Meeting to discuss the parking lot paving on March 26th at 10:00 AM in the Clubhouse. Ron Gregory seconded. The vote passed unanimously.
- **Bicycle Tags — Anne Tracy and Peg Rich**
If your bike has a yellow tag, please contact Anne or Peg. If you have a red tag, please put it on your bike.

New Business

- According to legal counsel, funds left over from the PRS project do not require an owner vote to apply this surplus to future building assessments.

We have a shortfall for insurance this year, due to increasing insurance costs. The board discussed applying the Spectrum refund and the PRS excess funds toward our insurance balance.

Cheryl Heal motioned to apply the remaining funds from the PRS Special Assessment to the Insurance premium. Dave Richardson seconded. The vote passed unanimously.

- Spectrum Rebate Application (Board Vote)
Terry Libich motioned to apply the approximate \$18,900 Spectrum rebate to the Insurance premium. Don Cameron seconded. The vote passed unanimously.
- Suggestions to Establish Any Other Committees
This topic was tabled until the next meeting.

Brief Open Forum

The floor was opened to the members and all questions and concerns were addressed.

Adjournment

With no further business to discuss, the meeting was adjourned at 12:20 PM.

Respectfully submitted,
Ron Gregory, Secretary
3/18/2024