

**JERDONE ISLAND ASSOCIATION, INC.**

**Annual Membership Meeting  
October 9, 2010**

Board members Campbell, Messere, Nesbitt, and Loxtercamp were present.

President Campbell called the meeting to order at 1:24 PM. Minutes of the last annual meeting and the agenda were distributed and approved. Minutes of the May meeting was distributed and approved by acclamation

Roll call of the membership had 37 members voting by proxy and 16 members present, totaling 53. Four proxies were declared invalid because of improper signatures. There are 115 lots eligible to vote, 30% of that number being 35 members constitutes a quorum. The President declared that a quorum was present.

A question about insurance was answered by Dave Loxtercamp. The gazebo is fully covered, however catastrophic coverage of the boat slips is not available.

In answer to another question, Albert Campbell informed the membership that Jerdone Island Association was incorporated in 1973.

There being no other questions, the President spoke about the bench and platform built with donor money in honor of Jackie Mullins. He then asked for a moment of silence to honor all deceased loved ones of the members.

Dave Loxtercamp presented the Treasurer's Report and explained why certain items such as legal and road maintenance were substantially greater than last year. He reported that 4 lots owed past dues in the amount of \$1,420, and 29 lots had not yet paid the \$50 dues increase. Certified letters threatening liens will be mailed to the 4 lots outstanding. Motion to approve the report was given by Paula Nesbitt and seconded by Pete Dorn. The motion passed unanimously.

Paula Nesbitt gave the Architectural Report. Only 2 plans were presented and approved during the past year, 1 for a log house and the other for a boat house deck.

John Messere gave the Common Area Report. The nail patrol has replaced protruding nails with screws. New flooring replaced the old launch area deck. This project was completed by locals, Stephen Messere and Shane Robertson. They were complimented for their fine work and financial savings for the Association.

The blacktop at the common area entrance was donated by Mike and Ann Jones and Barton & Boyd donated the application. The Association expressed its appreciation.

There has been a problem with uninvited guests (teen-agers) causing damage. Members were reminded that guests must be accompanied.

The far end of the permanent dock was damaged by a boat hitting it at high speed, culprit unknown. In making repairs, it was discovered that the foundation rigging was deteriorated to the point of being

unsafe. The decking will have to be removed to make repairs and members are asked not to go beyond the ribbon barricade while repairs are being made.

Albert Campbell informed the membership of a change to the by-laws. The Treasurer will send out the dues notices in January and the delinquent date will be April 1<sup>st</sup>. Our lawyers have given final approval of our Constitution and By-laws. The remaining job is to bring the Covenants into compliance with current state law.

Gary Dempsey gave a report on the road situation. He has taken the issue with the county as far as can be done. It will cost in excess of \$150,000 to bring the roads up to state standard. The county admits that it is their responsibility, but the county does not have the money. Gary feels that we cannot get further without legal representation. This will force the county to take action with Mr. Deaton who, contrary to law, was not required to post a completion bond. Gary and the BOD will continue to push this project.

Diane Dempsey writes a quarterly newsletter called "The Islander" which is posted on the website. She asked for membership input, such as pictures, news, recipes, and e-mail addresses if you wish to receive the letters. The newsletter is also available on the website [www.jerdoneisland.com](http://www.jerdoneisland.com).

Pat Mullins, the Chairman of the Nominating Committee, could not be present but he provided a list of nominees. They were Albert Campbell, John Messere, Paula Nesbitt, Russell Knapp, and Margie Garr. The floor was then opened for additional nominees. Jim Lilly placed Gary Griffith up for nomination. However, he could not get a second for the nomination. He then voted his proxy for Mr. Elieff as a second. Thereupon, there was a discussion as to whether the proxies given by Mr. Lilly were valid as the by-laws state that proxies can only be held by members and Mr. Lilly is not a member. During the discussion, Mr. Ralph Schmidt introduced himself and reported that he had taught Parliamentary Procedure. It was his opinion that the proxies as presented were not valid. The Chair then asked the floor if there was anyone else present who would make the nomination. There was no response from the floor. Thereupon, Mr. Lilly departed, which resulted in a lack of a quorum. A recess was called. In a recount of proxies, it was discovered that two members owned 2 lots and had only been counted once. Paula Nesbitt made several calls to the neighborhood resulting in three additional members arriving at the meeting at 2:42 PM. They were Douglas Ward, Michael Jones, and R. A. Moore. It was determined that a quorum was now present and the meeting was continued.

Denise Franklin made a motion to accept the Nominating Committee's recommendation as a slate of Directors. Dottie Schaefer seconded the motion. The vote was unanimous.

The meeting was adjourned at 2:55 PM.

The Board of Directors met immediately thereafter to appoint officers, and the members were invited to attend. Albert Campbell was elected President and Russ Knapp was appointed Vice-president. All of the former committee members agreed to continue in their present positions.