

Long Bayou Condominium Association, Inc
Membership Annual Meeting – November 18, 2014 Minutes

A meeting of the Members of the Long Bayou Condominium Association, Inc. was held November 18, 2014 at 7:00 p.m. in the auditorium of the Clubhouse located at 9777 62nd Terrace N, St. Petersburg, FL 33708, pursuant to the Notice properly posted.

It having been determined that a quorum of unit owners (158) were present or represented by proxy, Raymond Smith, President called the meeting to order at 7:23 p.m. and led the Pledge of Allegiance.

Quorum: was met with 158 in Person or Proxy.

Minutes: Reading of the previous year's annual board meeting minutes was waived; Craig Tatar made a motion to approve the previous November 19, 2013 board minutes. The motion was seconded by Judy Kovatch. The motion passed unanimously.

President's Report: President Raymond Smith said:

- he thanked his Board of Directors for all of their hard work throughout the year. He commended them for working so well together;
- he commended and thanked Ben Commons for his continued hard work.
- he commended and thanked Craig Tatar for his continued hard work on our website, www.longbayoucondos.com, his work as secretary and for sharing his computer expertise for the past two years.
- Raymond Smith, Joe and Mark totally remodeled the Auditorium Womens' bathroom with a new vanity, paint, mirror, high toilets and stall dividers;
- the sidewalk behind Building 4 was put in complete with drainage at a cost of \$4,000.;
- we received quotes of \$3,000. and \$5,000. for power washing the pool area pavers, evening them out, sanding them and putting down a finishing sealer coat. Mark and Joe did the job for a cost of \$700 plus materials saving us a substantial amount of money.
- all of the laundry rooms in Buildings 1-9 are being renovated by Joe and Mark with new paint, new ceilings and waxing of floors;
- we should have a rollover going into next fiscal year of \$45,000-\$50,000.;
- the Rules Committee and/or the owners came up with all of the propositions to be voted on tonight. Myself (Raymond Smith) nor Ben had anything to do with any of the propositions except for the one regarding the background criminal record check after many owners expressed concerns.

Propositions: Ben Commons reviewed the seven (7) propositions proposed by the Rules Committee/Owners and reviewed by the attorney to be voted on by the unit owners. Ben, also, read over the choices available for each proposition to be voted upon. Owners comments regarding each proposition were heard and questions were answered. President Raymond Smith, then, called for the vote. Votes were collected. President Raymond Smith called for an intermission while votes were being counted by the Tellers. Coffee and donuts were served and enjoyed during the intermission. The meeting was resumed.

President Raymond Smith then reported the results of the votes on the seven propositions and on the election ballots.

	# of Votes Needed	Yes	No	Result
Proposition 1 Background/Sex Offender Check	106	141	17	Passed
Proposition 2 Rental Restriction for 1 st Year	106	88	66	Did Not Pass
Proposition 3 Purchase Restrictions 3 units	106	122	36	Passed
Proposition 4 Parking Restriction	106	130	28	Passed
Proposition 5 New Mailboxes	106	58	98	Did Not Pass
Proposition 6 10% Reserves for 2015	80	148	5	Passed
Proposition 7 Financial Audit Waiver	80	129	28	Passed

Results of the Election Ballots

Name of Candidate	Number of Votes
Martin Baxley	15
Nancy Patula	161
Craig Tatar	162

Craig Tatar and Nancy Patula retained their seats on the Long Bayou Condominium Association Board of Directors for two year terms.

President Raymond Smith asked the owners for a motion to adjourn. Owner, Kathy G. moved for adjournment; seconded by owner, Patricia T. The motion carried unanimously. The meeting adjourned at 9:00 p.m.

An Organizational Meeting of the Board of Directors was held immediately following the Annual Meeting. Positions will be as follows:

President – Raymond Smith was nominated by David White and seconded by Nancy Patula. The nomination was passed unanimously, 5-0.

Vice President – David White was nominated by Raymond Smith and seconded by Judy Kovatch. The nomination was passed unanimously, 5-0.

Director – Nancy Patula was nominated by Dave White and seconded by Judy Kovatch. The nomination was passed unanimously, 5-0.

Treasurer- Judy Kovatch was nominated by Nancy Patula and seconded by Raymond Smith. The nomination was passed unanimously, 5-0.

Secretary – Craig Tatar was nominated by Nancy Patula and seconded by Judy Kovatch. The nomination was passed unanimously, 5-0.

Results of the Organizational Meeting

Raymond Smith	President
Dave White	Vice President
Nancy Patula	Director
Judy Kovatch	Treasurer
Craig Tatar	Secretary

Craig Tatar made a motion to adjourn, seconded by David White. Meeting adjourned at 9:10 p.m.

Respectfully submitted,



Craig Tatar
Secretary