**EPMA Monthly Meeting**

**January 17, 2022**

**6:00 PM**

Present were: Lydia Lewis, Myrtle Palmer, Darcel Browning, Kevin Kimmel, Samantha Gomez, Gil Lowery, Donna Grady, Molly Laula and Sandy Helms

Lydia opened the meeting.

Minutes from the November Board meeting were approved.

Darcel Browning gave the following Treasurer’s report:

Reserve Fund from December 31, 2021 $130,167.11

$15/month X 110 properties 1,650.00

Transfer from Checking 0.00

Interest Income $ 1.11

**Reserved Fund (Money Market) Balance December 31, 2021 $ 131,818.22**

**Operating Fund (Checking) Balance – December 31, 2021 $ 17,263.01**

**Dues >90 Days $492.67**

Treasurer’s report was approved.

**Committee Reports:**

**Gate and Gate House**: We no longer open the gate and leave it open for parties. If you are having a party in your home, please call Myrtle Palmer and she will issue you a gate code that can be used for the duration of your event. If you are using the Club House a gate code will be given to you to give to your guests.

When we are expecting high winds (35-40 gusts) a Board member will turn off and tie back both IN & OUT gates so they are not damaged by high winds. In order to properly use the OUT gate, please allow the gate to open more than halfway before moving through it.

In the event of a power outage the gates will not open. The Board recognizes this could be a problem and we may need to purchase a small generator or a back-up battery pack. Myrtle Palmer and Kevin Kimmel will investigate and report to the Board at the next meeting.

 **Pool:** No report **–** Pool Closed for season

**Lights:** No report

**Tennis Court:** Due to lack of constant use of the courts for tennis, there has been discussions regarding utilizing the Tennis Courts for other activities as well as tennis. Samantha Gomez and Molly Laula have agreed to co-chair a committee to explore multiple ideas for expanding the use of the courts.

**Landscaping:** No report.

**Communications:** No report

**Social:** Although the Christmas party had a small turnout, it was nice to get out and see some of our neighbors.

**Architectural Committee:** No report

**Boat Storage:** No report

**Old Business:**

**Seawall:** About 2 ½ years ago we had major repairs on our seawall. Unfortunately, the work has proven substandard and inadequate. That area has been plagued by erosion and major sinkholes. We have attempted several “unsuccessful fixes” but the problems have worsened. The Board has approved Larry Arnold Marine Construction, Inc. to make major repairs. Work began at the end of last week.

**Day Docks/Slips:** This company will also give us a bid on repairing the boat slips that were destroyed as a result of the storm at the end of 2021.

**Boat Ramp:** Our Boat Ramp is showing its age. Sixtos Gomez, our landscaper, has been replacing rotten boards. We are also looking into repairing the end of the ramp where the concrete is crumbling and the water is washing out underneath.