

MRAPPOA 2016 ANNUAL MEETING

Date: March 31, 2016
Time: 6:04 PM
Location: Zawistowski Hangar

Dave Zawistowski called the meeting to order

Roll Call

Officers Present:

Dave Zawistowski

Tom Cacek

Tim Wing

John Gostomski

Diane Izzard (in place of Bill)

Ann Seehafer (by phone)

Members Present:

John & Chris Weaver

Donna Kester

Craig Sharer

9 proxies were held by Board

Proof of Notice: Meeting posted at Mt Royal postal office, website and via email

Meeting was adjourned at 6:14 to be continued on April 30, 2016 at IOAM

Reconvening of MRAPPOA 2016 Annual Meeting April 30, 2016 Taillefer Hangar

Annual Meeting called to order at 10:10 AM by Dave Zawistowski. Dave started with words of appreciation for Roger Taillefer for the use of his hangar for the meeting as well as Bill Bentley for the work on the neighborhood signs and Roger Tallefer and Buddy Gregory for airpark clean up and grass mowing as well as John Perry for the ongoing maintenance of the runway lighting.

Membership present for voting purposes included 18 members present, 9 proxies, and 25 additional proxies for voting purposes at reconvened meeting. There were 2 members present by telephone for a total of 54 voting members.

Previous Minutes: Minutes were read by secretary, motion to approve by Susan Drago 2nd Bob Perdue, the minutes were approved without correction.

A Common Properties report was given by Bo Brewer. Water plant is in compliance with the State governing authority. There was currently \$4,400 cash in the treasury and it was billing time and that amount should increase as approx \$6,500 comes in quarterly. The water plant takes in approx \$26,000 annually and spends about that same amount yearly. Water plant has \$24,800 in reserves for

replacement of key items that wear out and require replacement. Plant intends to accumulate a total of \$85,000 in reserves to be fully funded. The financial books are handled by Bo Brewer and Joe Miller. Improvements in the plant of late included security lighting. All systems in water plant are redundant. Board will probably increase propane tank size from the current 300 gallons to 1000 to be able to handle future emergencies if they arise.

Treasury report was given by Diane Izzard. The Association currently has \$193,208 in the bank. A discussion ensued over the reserves and based on current costs of road and runway maintenance and a motion was made by Susan Drago and 2nd by Bob Perdue that we set aside \$12,000 annually for road pavement reserves and \$5,500 for Runway reserves. The motion was passed. John Perry made a motion that the financials be approved and a 2nd by Kevin Poston brought the question and the motion passed.

The Architectural Committee report was given by Tim Wing. The only construction in the past year was Tim's house which is almost finished. John Brewer will soon be building a hangar apt and the committee has approved the renderings.

New Business:

An East Dock report was given by Dave Zawistowski. The total cost to repair the dock replacing all the face boards and stringers will run \$32,600. This cost is to be shared 50/50 with the Estates HOA which had passed their approval to fund the repair at the Estates annual meeting the week prior to ours. John Perry made a motion that was seconded by Tim Wing that we fund the dock repairs. The motion was passed. There was further discussion to make additional improvements, the costs of which to be borne by the Airpark to make the dock seaplane friendly. Bids and information on costs will be determined and brought up at a further date. A motion was made by Susan Drago and seconded by John Perry to add rules covering launching and retrieval of seaplanes to our current rules and regulations to comply with the request of the Estates Board for the safety of all. The motion was passed.

A Pavilion discussion was started by Tom Cacek for the use of the property the Association owns in the area south of Roger Taillefer's home. This would provide a place for us to get together for meetings and social events. We were advised that we currently have \$13,000 pledged for the funding of a pavilion as well as \$1,390 in cash saved from the fly'n events of the past. John Perry made a motion that we further study costs and requirements of building a pavilion. It was 2nd by Rebecca Poston and passed vote.

Board Member Joe Fleming resigned from the Board due to the sale of his property. President Zawistowski appointed Tim Wing to replace Joe during this meeting until the annual meeting and an election could be held. John Gostomski's term expired at this meeting. Nominations were accepted for new Board Members and Bo Brewer and John Brewer (no relation) were voted on the Board.

Old Business:

Lawn Maintenance was discussed. It was agreed that Susan Drago would compose a letter to go to those who violated the Rules and Regulations regarding lawn upkeep.

Being no further business the meeting was adjourned at 12:40 PM

Respectfully,

John Drago
Secretary
MRAPPOA

Mt. Royal Airpark Property Owners Association

1111 Indian Mound Road

Crescent City, Florida 32112

Dear Property Owner:

According to the Rules and Regulations addressing the maintenance of Mount Royal Airpark properties, all lots are to be neatly maintained and cleared of debris on a regular basis (lawns to be cut at least every 14 days).

It has been noted that your property appears to be in need of mowing at this time. If you are interested in purchasing the service of one of our local residents, Buddy Gregory, he can be reached at (386) 467-8075. If you have a current lawn service which may have missed an appointed service date, you may wish to contact them at this time. Alternatively, if you elect to have the Airpark POA provide the service for you, we will bill you directly for the cost of the maintenance. We request that this be addressed within 14 days to remain in compliance with the aforementioned rules and regulations.

If you have any questions, please feel free to reach out to your board members.

Sincerely,

MRAPPOA Board of Directors
