

West Neck Community Association
Minutes of the Regular Meeting of the Board of Directors
May 15, 2024

Board Meeting:

6:00 PM

Meeting was called to order at the West Neck Village Hall.
The meeting opened with a pledge of allegiance to the flag.

Attendees:

Tom Luckman, President
Robert Tice, Vice President
Bobby Ross, Treasurer
Chandler Calvert, Secretary
Sharon Williams, Director
Robert Gaines, Director
Bruce Biddle, Director
Brett Campbell, Community Association Assistant Manager

The meeting was an open meeting and approximately 84 homeowners were present.

President's Welcome:

Tom Luckman thanked the homeowners for attending and asked new homeowners to introduce themselves. Tom Luckman announced the meeting was being recorded. He also reminded the homeowners that this is the Board's business meeting and except for the homeowner's opportunity to address the Board during the Homeowner's forum, there is no other opportunity to speak during the meeting unless the chair requests your input. The Board will note any comments, but there is no communication back and forth with the Board during the Homeowner's forum.

APPROVAL OF AGENDA:

- Tom Luckman made a motion to approve the agenda.
Motion carried, Unanimous.

President's Introduction of our State Delegate Barry Knight:

Delegate's remarks: Delegate Knight spoke on his support of the Associations position on possible changes to the comprehensive plan.

President's Introduction of Bobby Richardson President of Indian River Plantation:

IR HOA President Remarks: President Bobby Richardson spoke on Indian River's support of West Neck's efforts to retain the Golf Course.

6:37 PM

Homeowners Forum:

The floor was opened for homeowner's questions and comments. 6 homeowners addressed the Board.

6:46 PM

President's Update:

Tom Luckman gave updates on pending legal issues, local TV report on the golf course issue, comprehensive plan, property zoning, entrance sign/wall repairs, pickle ball noise issues and thanks to and request for volunteers in West Neck.

Voting Members Report:

No Voting Member Reports were received or read.

Approval of Minutes:

- Chandler Calvert made a motion to approve the minutes from March 20, 2024, Regular Board Meeting with revision to Item “K”, Robert Tice also opposed. Motion carried. Unanimous

Financial Report:

Financial report was given by Bobby Ross.

Committee Reports:

Learning Committee report was read by Tim Ryan.
Recreation Report was read by Kate Johnson.

Director of Operations Report (VH&P):

George Davis reported on the Village Hall and Pool.

OLD BUSINESS:

A. Review and Discuss Unbudgeted Garden Club Expenditures:

- Sharon Williams made a motion to approve the Garden Club expenditures for holiday decorations from Mosca Design at a cost of \$967.50. Motion carried. Unanimous.

B. Review and Discuss Revision of the Village Hall & Pool Operations Manual:

- Bruce Biddle made a motion to approve the modified version of the Village Hall & Pool Operations Manual. Motion carried. Unanimous

New Business:

A. Review and Discuss 3 “Crash Bollards Inclusion in the Reconstruction of the Community Entrance Sign:

- Chandler Calvert made a motion to approve the proposal from AssociaOnCall to install a crash bollard in the sign column at a cost of \$2,850. Motion carried. Unanimous.
- Tom Luckman made a motion to approve the proposal from AssociaOnCall to install a brick wall with two internal bollards and concrete masonry caps in front of the gate house at a cost of \$17,650. Motion Carried. Opposed, Sharon Williams, Robert Gaines and Robert Tice.

B. Record Consent in Writing E-Mail Vote to Approve the CIS Estimate, \$2,300, for Emergent Repair of Irrigation System Due to Road Construction Damage:

- Tom Luckman made a motion for recordation of the email vote to approve the Custom Irrigation Systems estimate for emergent repairs to the front entrance irrigation system at a cost of \$2,300. Motion carried. Unanimous

C. Review and Discuss Committee Issues:

- Chandler Calvert made a motion to approve the committees and their members as read by Tom Luckman. Motion carried. Unanimous.

ADJOURNMENT:

Bruce Biddle made a motion to adjourn the meeting. Motion Carried. Unanimous.

7:36 PM

Meeting Adjourned

Respectfully submitted.

Chandler Calvert, Secretary