

# SABINE YACHT & RACQUET CLUB CONDOMINIUM ASSOCIATION

Board of Directors Meeting  
August 18, 2016  
**Minutes**

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## **CALLED TO ORDER:**

The meeting was called to order at 6:00 p.m.

## **DIRECTORS ATTENDING:**

Joe Adams  
Scott Eddy  
Joanna Gurchiek  
Mike McGraw  
Bill Kapanka

## **OTHERS ATTENDING:**

Carlotta Brown  
Kevin Etheridge – Association Manager

## **APPROVAL OF MINUTES:**

Joanna Gurchiek moved to approve the June 16, 2016 and July 6, 2016 Board of Directors Meeting Minutes. Scott Eddy seconded. Motion passed, unanimously.

## **TREASURER'S REPORT:**

The Balance Sheet reflected the following:

Operating Account:	\$55,469.43
Capital Reserves:	\$206,676.32
Non-Capital Reserves:	\$75,996.53
2016 Special Assessment Account:	\$15,282.12
Boat Dock Account:	\$18,677.71
Debit Card Account:	\$573.45

Joanna noted that the association's current Reserve Balance stands at \$282,672.85.

The members discussed Randy Duffner (site supervisor) Debit Card Account for Sabine purchases. After discussion, Scott Eddy moved that the association discontinue the Debit Card and order at Credit Card through Gulf Coast Community Bank with a limit of \$2,500.00. Bill Kapanka seconded. Motion passed, unanimously.

## **AGED RECEIVABLES:**

The Board of Directors reviewed the outstanding Special Assessments.

## **UNFINISHED BUSINESS:**

Turtle Lighting –

Joe Adams continues to explore other options other than the currently proposed turtle light fixture.

Stained Concrete / BBQ Area –

Joanna Gurchiek is currently working with Randy Duffner on a color scheme and design for the stained concrete for the BBQ area.

Installation of Cameras in Hallways –

Mike McGraw suggested that cameras in the hallways would give the association the opportunity to identify individuals that vandalize common property. After discussion with the Board of Directors, it was agreed that both the cost of hallway cameras and the continuing upgrade of pool furniture should both be included in the 2017 Budget.

Rules for Common Areas –

Mike McGraw distributed a set of Rules, which has been reviewed by the Board of Directors and plans are to post the Rules for the Common Areas in each individual unit.

Short Term Dock Rental –

Joanna Gurchiek is working with Randy Duffner to set in place plans to increase temporary dock slip rentals for 2017. Mike McGraw suggested that the final draft be distributed and discussed at the September Board of Directors Meeting.

**ADJOURNMENT:**

There will be no further business. The meeting adjourned at 6:45 p.m.