

Bay Tree Lakes Property Owners Association
2009 Annual Meeting

The Bay Tree Lakes Property Owners Association Annual General Membership meeting was held at the Bay Tree Lakes Clubhouse on Saturday, April 4, 2009 at 10:00 am. The following Board Members were present: John Shaw, Dennis Ford, Charles Massey, and Roy Dew. Charles Atkinson had a family emergency and was not able to attend the meeting. Other POA staff members present were Tish Herrmann, POA Clerk and POA Property Manager Roy Dew.

President John Shaw called the meeting to order promptly at 10:00 am at which time everyone was welcomed to the meeting and he expressed our appreciation for everyone's attendance. President John Shaw requested Roger Wright to give the invocation.

President Shaw recognized Dennis Ford POA Secretary to read the minutes for the 2008 Annual Membership Meeting. President Shaw asked members for any possible corrections to the minutes, there being none, a motion was made and seconded for the minutes to be approved as presented, and the motion was unanimously approved.

President Shaw recognized Dennis Ford to present the financial report for the calendar year of 2008 for Charles Atkinson who was not present because of a family emergency. President Shaw asked members for any possible corrections to the financial report, there being none, a motion was made and seconded for the minutes to be approved as presented, and the motion was unanimously approved.

President Shaw recognized Charles Massey to present a final report on the resurfacing project. Charles Massey discussed the Board's estimates and actual costs for the project and illustrated with the Power Point presentation the before and after photographs and improvements. At the conclusion of the presentation, there were no questions and there was a thankful applause from the members present.

President Shaw presented the President's Report for the calendar year 2008. John Shaw recognized and thanked the Board of Directors, Bay Tree Women's Club and the Red Hat Ladies Club. John Shaw also thanked the following members for volunteering in our community:

- * Roger Wright (Paving Project)
- * George Starke (Web Master)
- * Lenox Harrelson (4th July)
- * Phyllis & Bob Latham (4th July)

- * John & Pat Hemingway (4th July)
- * Hector Reyes (Fishing Tournament)
- * Chris Pack (Fireworks)
- * Jaine & Robert Walton (Painting the exercise room)
- * Carey Horrell (Geese Addling)
- * Junior Rideout (Sound System)

John Shaw also presented the board accomplishments for 2008:

- * Completed the paving project
- * Upgraded the equipment for the fitness room
- * Dredged Horsepen Lake near the lift
- * Continued to work on the new accounting system
- * Continued Geese addling and Beaver abatement
- * Worked on, completed, and approved our 2009 budget
- * Updated our long range Capital Improvements Plan
- * Received deed to the trailer storage lot
- * Evaluated, sought solutions and hopefully resolved our low lake water levels

Mr. Bob Latham gave a report on the Bay Tree Lakes Fire Department. Bob Latham thanked everyone including the POA for donations. He indicated that between donations and the Golf Tournament that they sponsor that this is the major source of their funding. Bob Latham indicated that the Fire Department had responded to 16 calls this year (2009) and fortunately no fires had been reported in the community. Bob Latham also solicited for volunteers to join the department.

Neta Massey gave an update on the Women's Club. Neta Massey said that the main goal of the club is to have fun. She indicated that signs are posted at the entrance when meetings are scheduled. One of the major accomplishments this year was an auction at Christmas where \$1000.00 was donated by the club to a needy family.

Mr. Roy Dew presented a brief update on the geese issue and nest addling, everyone agreed to continue the addling of nests. Roy Dew advised that the board was working with the U.S. Department of Agriculture on a plan for the community. Roy Dew also informed the membership that (6) beavers have been removed from the community.

President John Shaw encouraged all property owners to utilize the trailer storage lot. Mr. Shaw indicated that the POA owns the property and that all homeowners should utilize the area when possible.

Dennis Ford presented a brief update on the new Bladen County animal control

ordinance. Dennis Ford said that the ordinance is 20 pages long and that he reduced the documents to a 3 page overview. The Board will post the 3 page overview of the ordinance on the POA website.

Charles Massey gave information on the scheduled Bay Tree Lakes Community cleanup project that is scheduled for May 23, 2009. Charles Massey encouraged everyone to assist with this very important project.

President John Shaw opened the floor for other items and comments. The comments are listed below:

1. Dennis Ford indicated that he and Stephanie were planning a Bay Tree Lakes Sunrise Service on Easter morning on the beach. Dennis Ford encouraged everyone to attend and was hoping for a successful turnout so this could be an annual event.
2. Linda Hood asked for some clarification about the dredging of Horsepen Lake by the POA.
3. Ray Adcox thanked the Board for a job well done during the year. He wanted the board to know that they had done a good job and that he recognized it and wanted other property owners to applaud the board for their service and hard work.
4. Patricia Dillello wanted to talk about the new roads in the community. She said that with the smooth roads everyone needed to slow down because of all of the children we have in the community. She also asked the board to consider new sand around the playground swings and to upgrade the exercise room.
5. Leslie Reinlib addressed the board and property owners with an issue he previously presented at the November board meeting. Mr. Reinlib owns property in the new section of the community and is essentially land locked without a means to get to the lake. At that time the board agreed to discuss the issue in person with the Corporation. Mr. Reinlib indicated that he has been told several times by the Corporation that this is their number one priority and that they plan to complete this work in the Spring of this year. He requested that the Board send a letter to the Corporation regarding this issue for documentation. The board agreed.
6. Karen Pack wanted more information on the lake water level. President Shaw advised her that the board working with Lake Creek Corp restricted a drainage ditch originally put in when the lake was drained. As a result of the Board's actions, the water lake levels have increased 4 inches.

President Shaw opened the floor for nominations to fill three vacancies on the POA Board of Directors and advised that Charles Atkinson, Roy Dew and Dennis Ford's term will expire at end of this meeting. The following property owners were nominated:

- * Roy Dew
- * Jim Crayton
- * Clark Valentiner
- * Charles Atkinson

* Dennis Ford

Dennis Ford declined the nomination and a motion was then made and seconded to close the floor for nominations. After property owners voted, Charles Atkinson, Roy Dew, and Clark Valentiner were elected as board members.

A motion and a second was made to adjourn the Annual Membership Meeting, the motion was unanimously approved

Respectfully submitted,

Dennis C. Ford
Secretary
Bay Tree Lakes POA

POA Membership total 435 1/2 voting lots, we need 261 members (60%) or any combination of members and proxies of members to total 261 to conduct an official annual general membership meeting.

I, Dennis Ford, certify we have members present and or proxies in hand to constitute a quorum.

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