

PORTSIDE HOMEOWNERS ASSOCIATION SPECIAL CALLED BOARD OF DIRECTORS MINUTES



March 4, 2023

Call to Order: The quarterly Portside Homeowners Association (HOA) Board of Directors meeting was called to order at 8:58 AM.

Introduction of Guests and Administrative Announcements: President Meeks welcomed Board members and told them that refreshments were available in the kitchen.

Secretary's Business: Acting Board Secretary – Karen Simmons

Record of Voting Members Present: President Frank Meeks - Present; Vice President Lawrence Beacham - Present; Treasurer Mark Cutler – Present; Board Members Present - Billy Braddy, Carol Anne Harrell, Frank Moye, Tommy Poe, Karen Simmons, Carol Wainwright and Beverly Winstead.

Board Members Absent: Secretary - Mitch Manning

Assignment of Proxies: Mitch Manning's proxy was assigned to Presiding Officer (Frank Meeks).

Confirmation of a Quorum: There was a quorum present - 10 Present, 1 Proxy.

Review of the Portside Bylaws and Covenants: At the Board of Directors meeting on January 21, 2023, Billy Braddy recommended we contact a lawyer to review our current Bylaws and Covenants. Frank Meeks and Karen Simmons presented and discussed the attached letter to Will Mayo in his office on February 10, 2023. On Thursday evening, February 16, 2023, President Meeks received the first draft of the suggested/recommended changes to the two Portside Covenants for the Board to review. After discussions by email, President Meeks called for a Special Call Board meeting on Saturday, March 4, 2023, for a detail face-to-face discussion.

The first attachment is the letter from Portside to Will Mayo about possible changes to the two Portside Covenants.

“Take Pride In Portside”

The second attachment is the revised Covenants suggested changes/comments by the Portside Board of Directors on March 4, 2023.

NOTE: Frank Moye had to leave at 10:15 A.M. Frank Moye's proxy was assigned to Karen Simmons.

After the changes are typed up, they will be emailed to the Board members for a review before they are emailed back to Will Mayo for him to make the changes.

When received back from Will Mayo, and reviewed by the BOD, they will be emailed to the members of the Portside Homeowners Association for their review and comments.

With no other discussion, President Meeks called for a motion. Lawrence Beacham made a motion to accept the Board members changes to the Portside Covenants from Will Mayo; motion was seconded by Carol Wainwright. Members for 9, against 0, abstained 0. Proxies for 2, against 0, abstained 0. Motion passed unanimously
Action Item 200 from BOD meeting – Opened on November 29, 2021.

President Meeks Called for Any Other Business, Announcements, or Items for the "Good of Portside".

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Next the Board President called for a motion for the Board to adjourn and remain in session by electronic means. Carol Anne Harrell made a motion to adjourn and remain in session by electronic means, and it was seconded by Carol Wainwright. Members for 9, against 0, abstained 0. Proxies for 2, against 0, abstained 0. Motion passed unanimously.

With no other business to discuss, the meeting adjourned at 10:28 AM.

Respectfully submitted on March 4, 2023.

Karen Simmons

Karen Simmons
Acting Board Secretary

Franklin D. Meeks

Franklin D. Meeks
Board President

2. Enclosures
1. Will Mayo recommend changes to the two Portside Covenants
2. Bord of Directors recommend changes to the two Portside Covenants