

**MINUTES OF THE DECEMBER 15, 2019 MEETING OF THE
INDIAN HAMMOCK HUNT AND RIDING CLUB, Inc.**

BOARD OF DIRECTORS

Call to Order

President Bill Miller called the meeting to order at 8:00 AM.

Roll Call

Bill Miller, Barry Scanlon, John Moore, Paula Jastermsky, Corey Miller, Sandy Steinruck, Rachel Hall, Tyra Willis, Joe Coyle, Barrie Whitehead and Matt Rector were in attendance. Rachel Hall was absent. Matt Rector left at 8:55 AM

Pledge of Allegiance

The pledge of allegiance was recited.

Statement from the President

Bill Miller read a statement summarizing his 3 years as president.

Approve Minutes of November Meeting

John Moore pointed out a mistake in the minutes. The dimensions of his new shed are 12x30 not 12x36. Paula Jastermsky moved to dispense with the reading of the minutes from the November meeting, and to approve the minutes as amended. The motion was seconded by Tyra Willis. Matt Rector abstained. The motion passed unanimously.

Trap and Skeet Report

Matt Rector gave the Trap and Skeet Report. Paula Jastermsky moved to authorize the Trap and Skeet committee to spend up to \$6000 from their committee funds to replace two machines on Field 1. The motion passed unanimously.

Matt Rector moved to reinstate the original quail hunting area, and to add a second flagpole to notify members when a hunt is in process. He also agreed to add signage and to send an email to all members notifying them that the quail hunting area has been reinstated. The motion was seconded by Sandy Steinruck. The motion passed. Corey Miller was opposed.

Treasurer's Report

Corey Miller presented the Financial report. This is the first month of the new fiscal year and the Hammock is \$3800 in the hole for this month.

Manager's Report

Bob Baum read his report to the assembly. The full written report appears in the Hammock Herald.

Matt Rector made a motion to spend up to \$1800 to purchase the Notifii system for up to one year and a new iPad with an industrial case to facilitate the system. Corey Miller seconded the motion. The motion passed unanimously. Once this system is installed it will read the

information from the package labels and automatically notify members via email or text that they have packages at the gate.

Architectural Review Committee

- Lot 91– Stapleton– wants to build a new fence. Corey Miller moved to approve the request and it was seconded by Paula Jastermsky. The motion passed unanimously.
- Lot 248 – Hunter – wants to add a garage and porch to her new house. John Moore moved to approve the request and it was seconded by Paula Jastermsky. The motion passed unanimously. Barrie Whitehead abstained.
- Lot 286– Finney – wants to build a new fence. John Moore moved to approve the request and it was seconded by Barry Scanlon. The motion passed.
- Lot 231– Bianco – wants to build a new house. John Moore moved to approve the request and it was seconded by Corey Miller. The motion passed.
- Lot 291 – Barber. John Moore moved to not approve their request due to the removal of their buffer. It was seconded by Barry Scanlon. Bob will follow up with a violation for removal of the buffer.
- Lot 246 – Etzion. John Moore moved to not approve the request due to the removal of their buffer. It was seconded by Barry Scanlon.
 - Barry Scanlon made a motion to call the question. Corey Miller seconded the motion and it passed unanimously.
 - The original motion passed with Joe Coyle opposed. Bob will follow up with a violation for removal of the buffer.
- Lot 148 – Sombric. John Moore moved to not approve the request due to the removal of their buffer. It was seconded by Barry Scanlon.
 - Barry Scanlon made a motion to call the question. Corey Miller seconded the motion and it passed with Sandy Steinruck opposed.
 - The original motion passed unanimously. Bob will follow up with a violation for removal of the buffer.

Garden Committee

Pat Scanlon gave the report. The committee has almost completed Phase 2. They will be doing winter planting in January and February. Pat submitted the Garden Committee SOP, Rules and the Seasonal Gardener Agreement for the members review. This will be sent with the Members meeting information.

Skeet and Trap/Five Stand Report

Bob Morrison gave the report. In an effort to increase their membership they will be having monthly special events in 2020. The first event will be a Turkey Shoot. Sandy Steinruck made a motion to approve a Turkey Shoot on Saturday, December 28, from 11:00-1:00 at the Trap and Skeet range. Corey Miller seconded the motion and it passed unanimously.

Membership Committee

Barbara Roberts gave the report.

Todd and Wendy Barhydt are purchasing Lot 250. Tyra Willis made a motion to wave the right of first refusal and approve these new members. Barrie Whitehead seconded the motion. The motion passed unanimously.

Mike and Debbie Haas are purchasing Lot 43. John Moore made a motion to wave the right of first refusal and approve these new members. Barrie Whitehead seconded the motion. The motion passed unanimously.

Election Committee

Stephanie Barnes gave the report. She reminded everyone to watch their mail for the election information.

Stable Committee

Sandy Steinruck made a motion to remove the motion to cover the cost of hay this winter for the horses. The motion was seconded by Barrie Whitehead. The motion passed unanimously.

Sandy Steinruck made a new motion to spend up to \$5000 to cover the cost of the hay for the horses at the stable this winter from the Stable Committee Funds. The motion was seconded by Corey Miller. The motion passed unanimously.

Sandy Steinruck made a motion to spend up to \$2000 to transplant oak trees in the horse pastures. The motion was seconded by Corey Miller. The motion passed unanimously.

Firewise Committee

Sandy Steinruck gave the report. Twenty volunteers have attended the first responder training recently. There will be monthly training sessions going forward. Forestry is planning to join us for the Members meeting in January to talk about fire safety and prevention.

Equestrian Committee

Barrie Whitehead gave the report. Trail cleaning has been scheduled for Saturday, Dec 28, from 9:00 – 11:00 and again on January 11 if needed. Most of the trails are used by side-by-sides and walkers as well as horseback riders. Everyone is welcome to help clean the trails. Bring your gloves, chain saws and nippers.

Barrie will check to see if additional liability insurance is required for the equestrian obstacle course. She will also come back to the BOD with signage recommendations for the obstacle course.

Special Events and Hospitality Committee

Barrie Whitehead gave the report. In November, the committee hosted the Thanksgiving dinner, movie night, and Holiday Potluck. A great time was had by all.

The committee made \$100 at the Craft fair selling glasses.

The committee will host the members potluck dinner on Saturday night, January 18. The BOD will be bringing the appetizers. Plan to join your neighbors for dinner.

New Business

Ken Potter brought a letter to the BOD from Pat Ragon regarding his request for a 10 year lease on a hangar. No action was taken by the BOD.

Corey Miller made a motion to spend up to \$3000 from the asset replacement fund for a new dishwasher in the kitchen. The motion was seconded by Tyra Willis. The motion passed unanimously.

Barry Scanlon read a letter from Paul Negro, Circuit Director for the Gaurdian ad Liten program thanking Indian Hammock and the following members for their continued support: Barry Scanlon, John and Gerri Moore, Steve and Carol Devine, Stephani Barnes, Barrie Whitehead and Barbara Roberts.

Old Business

Velie Violation

- Paula Jastermsky made a motion to find Tom Velie in violation for failing to provide the requested documentation on the family violation and to fine them \$100/day up to \$1000 until they respond. The motion was seconded by Joe Coyle. The motion passed unanimously.
- Paula Jastermsky made a motion to find Tom Velie in violation for failing to provide the requested documentation on the business licensing violation and to fine them \$100/day up to \$1000 until they provide documentation to correct the issue. The motion was seconded by Joe Coyle. The motion passed unanimously.

Adjourn

Sandy Steinruck made a motion to adjourn the meeting at 11:23 AM. Barrie Whitehead seconded the motion. The motion was approved unanimously.

Submitted by,
Sandy Steinruck, Secretary

**MINUTES OF THE NOVEMBER 17, 2019 MEETING OF THE
INDIAN HAMMOCK HUNT AND RIDING CLUB, Inc.**

BOARD OF DIRECTORS

Call to Order

President Bill Miller called the meeting to order at 8:00 AM.

Roll Call

Bill Miller, Barry Scanlon, John Moore, Paula Jastermsky, Corey Miller, Sandy Steinruck, Rachel Hall and Tyra Willis were in attendance. Joe Coyle, Barrie Whitehead and Matt Rector were absent.

Pledge of Allegiance

The pledge of allegiance was recited.

Approve Minutes of August Meeting

John Moore moved to dispense with the reading of the minutes from the October meeting, and to approve the minutes. The motion was seconded by Corey Miller. Sandy Steinruck abstained. The motion passed unanimously.

Treasurer's Report

Corey Miller presented the Financial report. The Hammock closed the 2018/2019 fiscal year \$137,778 ahead of budget. This was due to the reduction in Indian Hammock staff, the \$35,000 income from berry picking and the increase in members services revenue.

Corey Miller made a motion to move the asset reserve account from Bank United to Center State Bank. The motion was seconded by John Moore. The motion passed unanimously.

Corey Miller made a motion to reduce the stable fund balance by \$5300 to cover the cost of hay this winter for the horses. The motion was seconded by Tyra Willis.

After a discussion Barry Scanlon made a motion to table the motion to let the Stable committee meet and discuss what they want to do with that money. The motion was seconded by John Moore. The motion passed. Tyra Willis voted against it.

Manager's Report

Bob Baum read his report to the assembly. The full written report appears in the Hammock Herald.

John Moore made a motion to authorize storage of campers/trailers for the next 90 days in the motorcycle area. The motion was seconded by Paula Jastermsky. The motion passed unanimously. Bob plans to enlarge the camper/trailer parking area to accommodate additional campers/trailers within the next 90 days.

Architectural Review Committee

- Lot 256– Rector – wants to build/replace a fence with a decorative accessory structure. John

Moore moved to approve the request and it was seconded by Rachel Hall. The motion passed unanimously.

- Lot 96 – Hall – wants to paint her fence black. John Moore moved to approve the request and it was seconded by Paula Jastermsky. The motion passed unanimously.
- Lot 98– Moore – wants to add a 12x36 garage. Corey Miller moved to approve the request and it was seconded by Paula Jastermsky. The motion passed. John Moore abstained.

Membership Committee

Nicola and Pina DeFilippis are purchasing Lot 26. Tyra Willis made a motion to wave the right of first refusal and approve these new members. Rachel Hall seconded the motion. The motion passed. Corey Miller abstained.

Neil and Maris Baron are purchasing Lot 102. Sandy Steinruck made a motion to wave the right of first refusal and approve these new members. Paula Jastermsky seconded the motion. The motion passed unanimously.

German and Teressa Gomez are purchasing Lot 254. Corey Miller made a motion to wave the right of first refusal and approve these new members. John Moore seconded the motion. The motion passed unanimously.

Ivo White is purchasing Lot 122. Sandy Steinruck made a motion to wave the right of first refusal and approve these new members. Rachel Hall seconded the motion. The motion passed unanimously.

Gordon VanKouwenberg is purchasing Lot 5. Sandy Steinruck made a motion to wave the right of first refusal and approve these new members. Rachel Hall seconded the motion. The motion passed unanimously.

Bret and Kathy Davis are purchasing Lot 215. Tyra Willis made a motion to summarily approve this member to member transfer. Barry Scanlon seconded the motion. The motion passed unanimously.

Firewise Committee report

Sandy Steinruck reminded everyone that there will be a training session for the Emergency Responders on Saturday, November 23, 8:00 AM at the office. Forestry is planning to join us for the training. Everyone is welcome to attend this informative event.

New Business

Bob was asked to investigate getting a bar code reader to track the packages at the gate. We are looking for a tool that will read the bar code and notify the recipient of the package via text.

Paula Jastermsky made a motion for the Hammock to spend up to \$3500 for a shed behind the gate house for package storage. Tyra Willis seconded the motion and it was approved unanimously.

Barry Scanlon presented the results of the electronic voting study conducted by Joe Coyle. He did not find a solution that would satisfy our needs due to the limited bandwidth in the lodge.

Sandy Steinruck made a motion for the Hammock to spend up to \$400 to purchase a propane fire pit for the deck. Corey Miller seconded the motion and it passed unanimously.

Bill Dover reminded everyone to have their lot numbers on their side-by-sides and golf carts. The lot numbers should be on each side or in the front and the back of the vehicles.

Bill Miller assigned a committee to be led by Barrie Whitehead to look at the Indian Hammock Rules. The members of the committee are Barbara Roberts, Dwayne Barnes, Carrie Brown, Bob Baum, Paula Jastermsky, and Joe Coyle.

Adjourn

Corey Miller made a motion to adjourn the meeting at 9:42 AM. Barry Scanlon seconded the motion. The motion was approved unanimously.

Submitted by,
Sandy Steinruck, Secretary

MINUTES OF THE OCTOBER 20, 2019 MEETING OF THE INDIAN HAMMOCK HUNT AND RIDING CLUB INC

CALL TO ORDER

President Bill Miller called the meeting to order at 8:00 am.

ROLL CALL

Bill Miller, Barry Scanlon, John Moore, Corey Miller, Rachel Hall, Matt Rector, Joe Coyle and Tyra Willis. Barrie Whitehead, Sandy Steinruck and Paula Jastermsky were absent.

PLEDGE OF ALLEGIANCE

The pledge of allegiance was recited.

APPROVE MINUTES OF SEPTEMBER MEETING

Tyra Willis moved to dispense with the reading of the minutes from the September meeting and to approve the minutes. The motion was seconded by John Moore. The motion passed unanimously.

TREASURER'S REPORT

Corey Miller presented the financial report. The Hammock is \$127,017.10 ahead of the budget due to the berry picking, member services and one less employee.

Corey Miller made a motion to take \$50,000.00 from Operating Funds to pay towards the principle of the road loan. The motion was seconded by Joe Coyle. The motion passed unanimously.

MANAGER'S REPORT

Bob Baum read his report to the assembly. The full written report appears in the Hammock Herald.

ARCHITECTURAL REVIEW COMMITTEE

Lot 99 - Peters – repainting house. Corey Miller moved to approve the request and it was seconded by Matt Rector. The motion passed unanimously.

Lot 57 – Smith – requested to enclose porch. Matt Rector moved to approve the request and it was seconded by Joe Coyle. The motion passed unanimously.

Lot 68 – Gillette – requested to repaint roof. Matt Rector moved to approve the request and it was seconded by Joe Coyle. The motion passed unanimously.

MEMBERSHIP COMMITTEE

John and Susan Kassing are purchasing Lot 51. Matt Rector moved to wave the right of first refusal and approve these members and it was seconded by John Moore. The motion passed unanimously.

Jose and Fabiana Lopez are purchasing Lot 30. Tyra Willis moved to wave the right of first refusal and approve these members and it was seconded by Corey Miller. The motion passed unanimously.

POOL COMMITTEE

Matt Rector made a motion to allow the Pool Committee to have a craft vendor's sale on December 7, 2019 at the Lodge and the motion was seconded by Rachel Hall. The motion passed unanimously.

COMMUNICATIONS COMMITTEE

Matt Rector made a motion to allow the Communications Committee to hold an information evening on Hanukkah December 27, 2019 at 5:30 pm at the Lodge and was seconded by John Moore. The motion passed unanimously.

NEW BUSINESS

Matt Rector made a motion to allow the members to reserve the Deck for Special Functions, with or without reserving the Lodge. The \$100 fee will be refunded if they leave the deck in the same condition as they found it. The motion was seconded by John Moore. The motion passed unanimously.

John Moore made a motion to allow John Scheblein to run an impact free business from home and seconded by Joe Coyle. The motion passed unanimously.

Corey Miller made a motion to allow Pat and Barry Scanlon to run an impact free business from home and seconded by Joe Coyle. The motion passed with Barry Scanlon abstaining.

Joe Coyle made a motion and seconded by Barry Scanlon to have Bill Miller and Bob Baum to compose and send a certified letter to the Velie's Lot 244 by Wednesday October 23, 2019 stating that the Velie's have 30 days to correct the violations on their property. The motion passed unanimously.

Joe Coyle made a motion and seconded by John Moore to fine Close Lot 164 \$100.00 for illegal berry picking. The motion passed unanimously.

ADJOURN

Corey Miller made a motion and seconded by John Moore to adjourn the meeting at 9:50am. The motion passed unanimously.

Submitted by,
Barbara Roberts

**MINUTES OF THE SEPTEMBER MEMBERS MEETING OF THE
INDIAN HAMMOCK HUNT AND RIDING CLUB, Inc.**

SEPTEMBER 15, 2019

President Bill Miller led the Pledge of Allegiance and called the meeting to order at 9:00 am

A quorum and proof of notice and mailing was established.

Voting members in attendance: 59

Proxies voted: 104

Unused proxy: 4

Total voting: 163

Steve Devine made a motion to reconsider purchasing the vacant parcel of land on the south side of the entrance. The motion was seconded by Tyra Willis.

After a lengthy discussion Doug Donahue made a motion to call the question. The motion was seconded by Gail MacLain. The motion to call the question was approved unanimously.

The motion to reconsider the purchase the land passed. The vote totals were:

Yes 139, No 15, Blank 8, Missing 1

Bill Dover made a motion to not purchase the vacant parcel of land on the south side of the entrance. The motion was seconded by David Etzion.

The motion to NOT purchase the land passed. The vote totals were:

Yes 142, No 14, Blank 4, Missing 3

Bill Dover made a motion to adjourn. The motion was seconded by Doug Donahue. The motion passed and meeting was adjourned at 10:00 am.

Submitted by,
Sandy Steinruck, Secretary

**MINUTES OF THE SEPTEMBER 15, 2019 MEETING OF THE
INDIAN HAMMOCK HUNT AND RIDING CLUB, Inc.**

BOARD OF DIRECTORS

Call to Order

President Bill Miller called the meeting to order at 10:00 AM.

Roll Call

Bill Miller, Barrie Whitehead, Barry Scanlon, John Moore, Paula Jastermsky, Corey Miller, Sandy Steinruck, Rachel Hall and Tyra Willis were in attendance. Matt Rector arrived late. Joe Coyle was absent.

Pledge of Allegiance

The pledge of allegiance was recited during the member meeting at 9:00.

Approve Minutes of August Meeting

Paula Jastermsky moved to dispense with the reading of the minutes from the August meeting, and to approve the minutes. The motion was seconded by Tyra Willis. The motion passed unanimously.

Treasurer's Report

Corey Miller presented the Financial report. The Hammock is \$48,815 ahead of the budget.

Corey Miller made a motion to move the insurance payment overage, \$20,000, from the insurance account to the operating fund account. The motion was seconded by Paula Jastermsky. The motion passed. Paula Jastermsky voted against it.

As of today, the Hammock has been paid \$26,000 from berry picking. The pickers will continue to pick for the rest of the month. Corey Miller made a motion to put the berry picking money into the 19/20 operating fund. If there are any excess berry funds at the end of the 19/20 fiscal year, then the money will be moved into the asset reserve account. The motion was seconded by Paula Jastermsky. The motion passed unanimously.

Corey Miller made a motion to authorize Bob to spend up to \$5000 to replace/add new handrails around the lodge with metal handrails, to be compliant with the ADAI. The motion was seconded by Barrie Whitehead. The motion passed unanimously.

Corey Miller made a motion to hire the Lake Doctors to maintain our ponds for one year. The cost would be \$1000 to start and then \$714/month. The motion was seconded by Barry Scanlon. The motion was withdrawn, and Bob was asked to investigate the feasibility of using aeration to eliminate the algae.

Manager's Report

Bob Baum read his report to the assembly. The full written report appears in the Hammock Herald.

Matt Rector made a motion to pick the berries in all the common areas outside of the hunt area at the discretion of the manager. The motion was seconded by Barrie Whitehead. The motion passed unanimously.

Architectural Review Committee

- Lot 34– Boulogne – wants to build an accessory structure. Matt Rector moved to approve the request and it was seconded by Corey Miller. The motion passed unanimously.
- Lot 124 – Hutchins – wants to build a new fence. John Moore moved to approve the request and it was seconded by Rachel Hall. The motion passed unanimously.
- Lot 260– Lavalley/Schmidt – wants to clear their lot. John Moore moved to approve the request and it was seconded by Corey Miller. The motion passed. Barrie Whitehead voted against it.
- Sandy Steinruck made a motion to approve the barn on Lot 258 Romberger that was approved in June and rescinded in August. Tyra Willis seconded the motion. Bill Miller declared the motion out of order.
 - Sandy Steinruck made a motion to challenge and overrule the chairman. The motion was seconded by Rachel Hall. The motion passed with Barrie Whitehead, Tyra Willis, Rachel Hall, Paula Jastermsky and Sandy Steinruck voting in favor and Barry Scanlon, Matt Rector, John Moore and Corey Miller voting against it.
 - Sandy Steinruck made a motion to re-approve the barn that was originally approved in June and rescinded in August. The motion was seconded by Tyra Willis. After a lengthy discussion everyone agreed to invite Scott Romberger to come back with engineering drawings and it would be reevaluated.

Garden Club Committee report

Gail MacLain gave the report. The Rummage sale and auction were very successful. There are still items for sale if anyone is interested. Everything that is not purchased will be donated to a charity.

Special Events Committee report

Barrie Whitehead asked the Board to approve the following dates for events:

November 28, at 2:00 - Thanksgiving potluck dinner

November 29, at 6:00 - Movie night at the lodge

November 30 - Christmas parade

December 14 – Jingle Bells in the Chapel

The motion was seconded by Rachel Hall. The motion passed unanimously.

Firewise Committee report

Sandy Steinruck gave the committee report. She reminded everyone that we are looking for additional Emergency First Responders. If interested, call the office to be added to the list. She reminded everyone of the following dates:

- Committee meeting will be Thursday, September 19 in the lodge.
- In-house Emergency First Responder training will be Saturday, September 21 at the office.
- Forestry training for the Emergency First Responders will be Saturday, October 12 at the Bird's Nest.

New Business

Lot 143/144 Doug Donahue was issued a violation for his dog running loose, Rule 19. He has taken significant measure to restrain his dog. The Board was satisfied with his response.

Lot 49 Glenn Bowman will be holding a Solar Open House on Saturday, October 5, from 1:00 – 4:00 to showcase his solar system.

Matt Rector made a motion to approve the 19/20 fiscal year budget. The motion was seconded by Corey Miller. The motion passed unanimously. The monthly maintenance fee will drop to \$215/month from the current \$229/month.

Matt Rector made a motion to approve the Member Services Fee Schedule as amended. The motion was seconded by Corey Miller. The motion passed unanimously. The amendments were:

- #2 dirt hauling fee is \$75/hour
- Replace the 6% tax for ammunition with the term “applicable sales tax”
- Replace the 10% tax for RV Hook Ups, Bunk House and the Cottage with the term “applicable sales tax”

Barrie Whitehead presented her recommended changes to the Indian Hammock Rules. She will update her document with the suggestions from the meeting and present it again at the October Board Meeting.

Adjourn

Sandy Steinruck made a motion to adjourn the meeting at 12:22 PM. Corey Miller seconded the motion. The motion was approved unanimously.

Submitted by,
Sandy Steinruck, Secretary

**MINUTES OF THE AUGUST 18, 2019 MEETING OF THE
INDIAN HAMMOCK HUNT AND RIDING CLUB, Inc.**

BOARD OF DIRECTORS

Call to Order

President Bill Miller called the meeting to order at 8:00 AM.

Roll Call

Bill Miller, Barrie Whitehead, Barry Scanlon, John Moore, Joe Coyle, Paula Jastermsky, Corey Miller, Sandy Steinruck, and Tyra Willis were in attendance. Matt Rector and Rachel Hall were absent.

Pledge of Allegiance

Everyone stood and recited the pledge of allegiance.

Approve Minutes of July Meeting

Tyra Willis moved to dispense with the reading of the minutes from the July meeting, and to approve the minutes. The motion was seconded by Paula Jastermsky. The motion passed unanimously.

Treasurer's Report

Corey Miller presented the Financial report. The Hammock is \$501 below the budget.

There was a Budget Town Hall meeting on Saturday, August 17 to review the budget for next year. Another Budget Town Hall will be held Saturday, September 14 starting at 9:00 AM.

Manager's Report

Bob Baum read his report to the assembly. The full written report appears in the Hammock Herald.

Architectural Review Committee

- Lot 141– Brooks– wants to build a new barn. Corey Miller moved to approve the request and it was seconded by Paula Jastermsky. The motion passed unanimously.
- Lot 279/280 – Jimenez – wants to clear their lot and build a fence. Barry Scanlon moved to approve the request and it was seconded by Sandy Steinruck. The motion passed unanimously.
- Lot 168– Littee – wants to build an accessory structure. Barrie Whitehead moved to approve the request and it was seconded by Paula Jastermsky. The motion passed unanimously.
- Tyra Willis made a motion to move the Romberger discussion up on the agenda. It was seconded by Paula Jastermsky. The motion passed unanimously.
- Lot 258 – Romberger – Barry Scanlan made a motion to rescind the motion to approve the large barn that was approved in June. It was seconded by Corey Miller. The motion passed. Tyra Willis, Barrie Whitehead and John Moore voted against it. Paula Jastermsky abstained.

Membership Committee

Robin Rice and Hilaire Hodgson are leasing Lot 249. Joe Coyle made a motion to approve the lease. John Moore seconded the motion. The motion passed unanimously.

Communications Committee report

Carol Devine gave the Communications Committee report.

Rifle and Pistol Committee report

Bob Morrison asked the BOD to approve his request to offer an RSO class on Saturday, September 7, including some people who are not Indian Hammock members, and a NAVHDA Skeet and Quail training event during the evening of September 7, and on Sunday, September 8 in the designated quail hunt area in 2 west. The cost of the event is \$150. Bob will donate all the excess funds to the Rifle and Pistol committee. Corey Miller made a motion to approve these events. Barrie Whitehead seconded the motion. The motion passed unanimously.

Aviation Committee

David Bass asked for the BOD approval for a Fly-in with lunch at the Bird's Nest on Saturday, October 19, from 10:00 – 2:00. Sandy Steinruck made a motion to approve the Fly-in. Barrie Whitehead seconded the motion. The motion passed unanimously.

David Bass asked for the BOD approval for a member only Indian Hammock Flying Club. Barry Whitehead made a motion to approve the Indian Hammock Flying Club. Sandy Steinruck seconded the motion.

After lots of discussion Paula Jastermsky made a motion to call the question. Tyra Willis seconded the motion. The motion was approved unanimously.

The motion to approve the Indian Hammock Flying Club passed. Corey Miller abstained.

Communications Committee report

Carol Devine gave the Communications Committee report. She reminded everyone to add their pets to the Pet Register. Ninety pets have been added so far. She shared with us that the Tom Tom advertisers are happy with the results from their ads.

Election Committee report

Stephanie Barnes reminded everyone that the proxies for the Special Members Meeting on Sunday September 15, are due in the office by 4:00 on Friday, September 13.

Garden Committee report

Pat Scanlon gave an update on the Garden Committee and reminded everyone of the Rummage Sale and Auction on Saturday, August 31.

Special Events Committee report

Barrie Whitehead asked the Board to approve October 26 for the Trunk or Treat. Tyra Willis made the motion to approve it and John Moore seconded the motion. The motion passed unanimously.

Firewise Committee report

Sandy Steinruck gave the committee report. She reminded everyone that we are looking for additional Emergency First Responders. If interested, call the office to be added to the list. She reminded everyone of the following dates:

- First committee meeting with Forestry will be Thursday, August 22 in the lodge.
- Forestry will be presenting at the Members Meeting on Sunday, September 15.
- In-house Emergency First Responder training will be Saturday, September 21 at the office.
- Forestry training for the Emergency First Responders will be Saturday, October 12 at the Bird's Nest.

New Business

Ken Potter presented more information to the Board regarding his hangar lease. No motion was made.

Barrie Whitehead presented her recommended changes to the Indian Hammock Rules. She will update her document with the suggestions from the meeting and present it again at the September Board Meeting.

Other Business

Barbara Roberts proposed that the Board put a plan in place to cover for the manager during his time off. It is not fair to ask him to work 24/7. Joe Coyle will investigate a phone system to take calls that are made to Bob after hours. Bob Baum will work on a procedure.

Adjourn

Corey Miller made a motion to adjourn the meeting at 10:25. Paula Jastermsky seconded the motion. The motion was approved unanimously.

Submitted by,
Sandy Steinruck, Secretary

**MINUTES OF THE JULY 21, 2019 MEETING OF THE
INDIAN HAMMOCK HUNT AND RIDING CLUB, Inc.**

BOARD OF DIRECTORS

Call to Order

President Bill Miller called the meeting to order at 8:00 AM.

Roll Call

Bill Miller, Barrie Whitehead, Barry Scanlon, John Moore, Matt Rector, Paula Jastermsky, Rachel Hall, Corey Miller, Sandy Steinruck, and Tyra Willis were in attendance. Joe Coyle was absent.

Pledge of Allegiance

Everyone stood and recited the pledge of allegiance.

Approve Minutes of June Meeting

Paula Jastermsky moved to dispense with the reading of the minutes from the June meeting, and to approve the minutes. The motion was seconded by Tyra Willis. The motion passed unanimously. Matt Rector abstained.

Treasurer's Report

Corey Miller presented the May Financial report. The Hammock is \$26,474 ahead of budget.

There will be two Budget Town Hall meetings to review the budget for next year. They are scheduled for Saturday, Aug 17 and Saturday, September 14 starting at 9:00 AM.

Corey Miller made a motion stating if hay at the stable is being paid for by the Stable Fund Balance only the horses that have been boarded in the stable for 6 months or longer are eligible to receive the "free" hay. The other boarders whose horses have not been in the stable for 6 months will be charged for the hay fed to their horses. The motion was seconded by Sandy Steinruck. The motion passed unanimously.

Tyra Willis made a motion to approve Bill Dover as a member of the Finance Committee. The motion was seconded by Matt Rector. The motion passed unanimously.

Manager's Report

Bob Baum read his report to the assembly. The full written report appears in the Hammock Herald.

Paula Jastermsky moved to establish the Fire Wise Subcommittee as recommended by the Forestry Department. The motion was seconded by Rachel Hall. The motion passed unanimously.

Bill Miller appointed Sandy Steinruck as the chairperson of the committee.

Architectural Review Committee

- Lot 52– Renno– wants to build a new pool. Corey Miller moved to approve the request and it was seconded by Sandy Steinruck. The motion passed unanimously.
- Lot 141 – Brooks – wants to move their entrance and create a new driveway. Matt Rector moved to approve the request and it was seconded by Tyra Willis. The motion passed unanimously.
- Lot 67 – Barnes – wants to build a 30X60 pole barn. Matt Rector moved to approve the request and it was seconded by Barrie Whitehead. The motion passed unanimously.
- Lot 258 – Romberger – Barry Scanlan made a motion to reconsider the motion to approve the large barn that was requested at the last meeting. It was seconded by Paula Jastermsky. The motion passed. Tyra Willis, Barrie Whitehead and Rachel Hall voted against it.

Membership Committee

- Ariana Wilson and Santos Segura are purchasing Lot 70. They plan on making Indian Hammock their home. Ariana is interested in gardening, fishing, horses and nature. Santos has a special interest in the preservation of wildlife. Barry Scanlon made a motion to waive the right of first refusal and approve these new members. The motion was seconded by Barrie Whitehead. The motion passed unanimously.
- Matt Rector made a motion to approve the addition of Ruth Pickerton to the lease on Lot 20. The motion was seconded by Corey Miller. The motion passed unanimously.

Communications Committee report

Carol Devine gave the Communications Committee report.

Rifle and Pistol Committee report

Bob Morrison gave the Rifle and Pistol Committee report. He reminded everyone that the 'Minor' shooting permission is required to be on file in the office before they can use the range.

Trap and Skeet Range Committee report

Bob Morrison described some of the maintenance items the committee is doing at the Trap and Skeet range. Bob thanked Corey and Lauren Miller for organizing the Friday night Shoot and Eat events. The additional revenue has helped their budget. The next Shoot and Eat is Friday evening, August 16.

New Business

Corey Miller made a motion to approve up to a \$1000/month kitchen subsidy to Steve and Lisa who cook during the weekends in the lodge. Tyra Willis seconded the motion.

- After a lengthy discussion Paula Jastermsky moved to call the question. Corey Miller seconded the motion. The motion passed unanimously.
- The BOD voted and passed the kitchen subsidy motion unanimously.

Roberta Filomena's letter to the board was discussed.

The Board discussed stocking the ponds in the Hammock with fish. Matt Rector and Barry Scanlon will do the research to find the cost and the regulations for stocking ponds.

Randy Spillers shared his issue with members of the Hammock who are leaving the gates to the outback open. He has cameras on some of the gates to watch who is doing it.

The Sheriff will be called if it happens again. Carol Devine will add a comment in the Tom Tom reminding people to close the gates.

Unfinished Business

Sandy Steinruck made a motion to reconsider the motion that was previously approved to remove LTG's. Barrie Whitehead seconded the motion. The motion passed. Corey Miller and Barry Scanlon voted against the motion.

Paula Jastermsky made a motion to notice the LTG rule change to the members with the adjustments that were discussed. Barrie Whitehead seconded the motion. The motion passed unanimously.

Sandy Steinruck made a motion to add the Forestry Department presentation on Fire Prevention to the Special Members meeting on September 15. Barry Scanlon seconded the motion. The motion passed unanimously.

Barrie Whitehead will get with Carole Devine to add some information to the Tom Tom about the rules for the guests. There seems to be lots of confusion about the rules for the members vs the rules for the guests. Barrie will also look at the existing guest rules and come back to the board if changes are warranted.

Adjourn

Paula Jastermsky made a motion to adjourn the meeting. Barry Scanlon seconded the motion. The motion was approved unanimously.

Submitted by,
Sandy Steinruck, Secretary

**MINUTES OF THE JUNE 23, 2019 MEETING OF THE
INDIAN HAMMOCK HUNT AND RIDING CLUB, Inc.**

BOARD OF DIRECTORS

Call to Order

President Bill Miller called the meeting to order at 8:00 AM.

Roll Call

Bill Miller, Barrie Whitehead, Barry Scanlon, John Moore, Joe Coyle, Paula Jastermsky, Rachel Hall Corey Miller, Sandy Steinruck, and Tyra Willis were in attendance. Matt Rector was absent.

Pledge of Allegiance

Everyone stood and recited the pledge of allegiance.

Approve Minutes of May Meeting

Paula Jastermsky made a motion to change Lot 12 to Lot 121 in the Architecture Review committee report of the May minutes. The motion was seconded by Tyra Willis.

Paula Jastermsky moved to dispense with the reading of the minutes from the May meeting, and to approve the amended minutes. The motion was seconded by John Moore. The motion passed unanimously.

Treasurer's Report

Corey Miller presented the May Financial report. The Hammock is \$2435 ahead of budget.

Manager's Report

Bob Baum was on vacation. Bill Miller read his report to the assembly. The full written report appears in the Hammock Herald.

Architectural Review Committee

Lot 248 – Hunter – wants to build a new home. Corey Miller moved to approve the request and it was seconded by Paula Jastermsky. The motion passed unanimously. Barrie Whitehead abstained.

Lot 258 – Romberger – wants to build a new barn/garage. Paula Jastermsky moved to approve the request and it was seconded by Tyra Willis. The motion passed. Corey Miller voted against it.

Lot 78 – Dinnen – wants to build a new shed. Rachel Hall moved to approve the request and it was seconded by Tyra Willis. The motion passed unanimously.

Lot 104 – Castaneda – wants to add a deck and a barbeque pit. Barrie Whitehead moved to approve the request and it was seconded by Rachel Hall. The motion passed unanimously.

Lot 126 – Federella – wants to build a new shed. Corey Miller moved to approve the request and it was seconded by Tyra Willis. The motion passed unanimously.

Lot 247 – Whitehead – wants to build a new shed. Rachel Hall moved to approve the request and it was seconded by Paula Jastermsky. The motion passed unanimously. Barrie Whitehead abstained.

Membership Committee

Richard and Kathleen Messmer purchased Lot 165 and are asking for membership in Indian Hammock. They live in Ft Myers and are interested in skeet and trap, hunting, swimming, the fitness center and biking. Sandy Steinruck made a motion to grant them membership in Indian Hammock. The motion was seconded by Tyra Willis. The motion passed unanimously.

Victor Lavallo and Amanda Schmidt purchased Lot 260 and are asking for membership in Indian Hammock. They live in Boca Raton and are interested in skeet and trap, the rifle/pistol range and the airport. Barrie Whitehead made a motion to grant them membership in Indian Hammock. The motion was seconded by John Moore. The motion passed unanimously.

Teresa Sewell is purchasing Lot 66 and plans to live in Indian Hammock full time. She is interested in horseback riding and swimming. Sandy Steinruck made a motion to waive the right of first refusal and approve this new member. The motion was seconded by Tyra Willis. The motion passed unanimously.

Ashley Jimenez-Gonzales and Michael Jimenez Jr are purchasing Lots 279 and 280. They are brother and sister and they both live in Miami. They plan on building a family home in Indian Hammock. Michael likes hunting and Ashley is looking forward to enjoying the peacefulness of Indian Hammock. Sandy Steinruck made a motion to waive the right of first refusal and approve this new member. The motion was seconded by Barrie Whitehead. The motion passed unanimously.

Barbara Roberts announced that she will donate a plaque listing the names of the people who volunteered their time and talents to create the new deck. Thank you Barbara.

Pool Committee report

Gayle Maclain pointed out that the Pool SOP changes were made to a downlevel version of the SOP. She recommended that all SOP's have the revision dates documented on each page of the document.

Barrie Whitehead made a motion to approve the changes to the Pool SOP. The motion was seconded by Paula Jastermsky. The motion passed unanimously.

Communications Committee report

The photo contest is underway. Please vote for your favorite photos.

Hunt Committee report

Greg Young voiced his concern with the double fences. He is worried that the deer may not be able to jump over both fences and may get caught in the second barbed wire fence.

Hospitality and Special Events Committee report

Barrie Whitehead reported that the committee will be hosting an Independence Day Celebration on Thursday, July 4. The parade will line up at the stable/office area at 10:00 and pass the flagpole for a short ceremony at 11:15 and then proceed to the lodge for lunch. The committee will provide the hamburgers, hot dogs, buns, soda and water for lunch. Please bring a side dish or desert, anything else you would like to drink, and a chair if you would like to sit outside on the new deck. See the TomTom for more information.

New Business

Barrie Whitehead made a motion to fine Curtis Price, Lot 13/14, \$100 and ban him from the pool for three months. Tyra Willis seconded the motion.

Barry Scanlon made a motion to amend the motion, to fine Curtis Price \$100 and ban him from the pool for one year. Tyra Willis seconded the motion. The amended motion passed unanimously.

No further action was taken regarding Justin O'Connor because his parents already addressed the issue with him.

Joe Coyle made a motion to drop the contractor complaint against Robert Sacco, Lot 142. Rachel Hall seconded the motion. The motion passed unanimously.

Unfinished Business

Sandy Steinruck made a motion to approve the Stable SOP. Barrie Whitehead seconded the motion. The motion passed unanimously.

Joe Coyle made a motion to schedule a Special Members Meeting on September 15, 2019 regarding the purchase of the property on 441. Sandy Steinruck seconded the motion.

Sandy Steinruck made a motion to call the question after several minutes of discussion. John Moore seconded the motion. The motion passed unanimously.

The Special Members Meeting motion was approved unanimously.

Adjourn

Corey Miller made a motion to adjourn the meeting at 10:19 AM. Rachel Hall seconded the motion. The motion was approved unanimously.

Submitted by,
Sandy Steinruck, Secretary

**MINUTES OF THE MAY 19, 2019 MEETING OF THE
INDIAN HAMMOCK HUNT AND RIDING CLUB, Inc.**

BOARD OF DIRECTORS

Call to Order: President Bill Miller called the meeting to order at 8:02 AM.

Roll Call: Bill Miller, Barrie Whitehead, Barry Scanlon, John Moore, Joe Coyle, Corey Miller, Matt Rector, Sandy Steinruck, and Tyra Willis were in attendance. Paula Jastermsky and Rachel Hall were absent.

Pledge of Allegiance: Everyone stood and recited the pledge of allegiance.

Approve Minutes of April Meeting

Tyra Willis moved to dispense with the reading of the minutes from the April meeting, and to approve them. The motion was seconded by John Moore. The motion passed unanimously.

Treasurer's Report

Corey Miller presented the April Financial report. The Hammock is \$2898 ahead of budget.

Manager's Report

Bob Baum read his report to the assembly. The full written report appears in the Hammock Herald.

Architectural Review Committee

Lot 12 – Cable – wants to add a shed on his lot. Matt Rector moved to approve the request and it was seconded by Tyra Willis. The motion passed unanimously.

Lot 13/14 – Price – submitted his new house plans. Barrie Whitehead moved to approve his request and added if the building permits are not pulled within 60 days then the other buildings need to be removed from the lot. The motion was seconded by Corey Miller. The motion passed unanimously.

Membership Committee

Dr Amy Littell is purchasing Lot 145 and 150. She is a Psychologist and a Yoga instructor and lives in Maine. She plans on making this her home in about four years. She has horses and is interested in the trails, shooting and gardening. Matt Rector made a motion to wave the right of first refusal and approve this new member. The motion was seconded by Tyra Willis. The motion passed unanimously.

Tom and Debbie Brooks are purchasing Lot 141 and plan to live in Indian Hammock full time. They are from Jupiter Florida. They have horses and are interested in the trails, biking, shooting and Debbie is interested in gardening. Corey Miller made a motion to wave the right of first refusal and approve this new member. The motion was seconded by John Moore. The motion passed unanimously.

The Taylors of Lot 88 are purchasing Lot 89 from the Shahans. Matt Rector made a motion to summarily approve this member to member transfer. The motion was seconded by John Moore. The motion passed unanimously.

Richard and Kathleen Messmer are purchasing Lot 165. Matt Rector made a motion to wave the right of first refusal only and not grant membership at this time. The motion was seconded by Barrie Whitehead. The motion passed unanimously.

Victor Lavalle and Amanda Schmidt are purchasing Lot 260. Matt Rector made a motion to wave the right of first refusal only and not grant membership at this time. The motion was seconded by Barrie Whitehead. The motion passed unanimously.

Skeet and Trap Committee report

Bob Morrison delivered a Skeet and Trap Committee report.

The Friday evening Shoot and Eat events have been well attended and will continue.

On Sunday, May 26, 2019, there will be a Shoot and Eat starting at 5:00. If you are not shooting, you are invited to come to the lodge at 7:00 for dinner.

Communications Committee report

The photo contest is underway.

The printer version of the directory will be available on June 11. If you want to make any updates to your listing send them to Carol Devine at ihammocktomtom@gmail.com before June 5. Keep referring people to Carol for ads, those ads will help to pay for the new Lodge deck ad-ons.

Community Garden Committee report

The Garden workday will be Saturday, May 25, 2019 starting at 7:00 AM. Everyone is welcome.

New Business

Bill Tabbert gave an update on the Hammock scholarship. Five \$500 Hammock scholarships were awarded by the Okeechobee Scholarship Foundation.

Matt Rector made a motion to offer the Hammock scholarship again next year. Barrie Whitehead seconded the motion. The motion was approved unanimously.

Matt Rector made a motion to approve Tom Velie's, Lot 244 non-impact home business. Corey Miller seconded the motion. The motion was approved unanimously.

Corey Miller made a motion to approve Curtis Price's and Hillaire Hodgson's, Lot 13/14 non-impact home business. Matt Rector seconded the motion. The motion was defeated 0-9.

Joe Coyle made a motion to respond to Mr Komarak, Lot 46 as follows: we are declaring your dogs a nuisance and you will be fined \$100 x 2, for the incident at Lake Chappaquiddick. If there is another incident you can be fined and your dogs may be removed from the property. Corey Miller seconded the motion. The motion was approved unanimously.

Joe Coyle made a motion stating that the manager or any Board member has the authority to declare an emergency and close the pool. Barrie Whitehead seconded the motion. The motion was approved unanimously.

Chapter 4 of the Pool SOP will be updated with the following verbiage. The Pool may be closed by the manager or any board member for the following reasons
The Pool SOP will be noticed to the members.

Joe Coyle made a motion to create a new email address for each board member and appeals committee member in the Indian Hammock domain, Ihammock.net. Matt Rector seconded the motion. The motion was approved unanimously.

Matt Rector made a motion to offer \$60,000 for the property on Hwy 441. The motion was seconded by Joe Coyle. The motion passed. Barry Scanlon and Corey Miller opposed the motion.

Matt Rector moved to authorize the Board to send a cashier's check to be included with the offer. The funds will be borrowed from the Asset Reserve Account. John Moore seconded the motion. The motion was approved unanimously.

The Stable SOP will be noticed to the members with the latest updates.

Other Business

Matt Rector made a motion to authorize berry picking in the hunt area section 4N, 4S, Bow A, Bow B, Bow C, a portion of the north fence line, and on the south fence line east of Bow A. Corey Miller seconded the motion. The motion was approved unanimously.

Matt Rector made a motion to spend up to \$3000 for cork acoustic panels in the dining room. Corey Miller seconded the motion. The motion was approved unanimously.

Adjournment

Matt Rector made a motion to adjourn at 11:35. The motion was seconded by Corey Miller. The motion was unanimously approved.

Submitted by,
Sandy Steinruck, Secretary

**MINUTES OF THE APRIL 28, 2019 MEETING OF THE
INDIAN HAMMOCK HUNT AND RIDING CLUB, Inc.**

BOARD OF DIRECTORS

Call to Order: President Bill Miller called the meeting to order at 8:00 AM.

Roll Call: Bill Miller, Barrie Whitehead, Barry Scanlon, John Moore, Joe Coyle, Paula Jastermsky, Rachel Hall, Corey Miller, Sandy Steinruck, and Tyra Willis were in attendance. Matt Rector was absent.

Pledge of Allegiance: Everyone stood and recited the pledge of allegiance.

Approve Minutes of February Meeting

Paula Jastermsky moved to dispense with the reading of the minutes from the March meeting, and to approve them. The motion was seconded by Tyra Willis. The motion passed unanimously.

Treasurer's Report

Corey Miller presented the March Financial report. The Hammock is \$21,648 ahead of budget, until the insurance payments are made.

Corey Miller made a motion to pay Rob Shaouy \$2500 for the work he did to replace the hydraulics on the grader. The motion was seconded by Barrie Whitehead. The motion passed unanimously.

Manager's Report

Bob Baum read his report to the assembly. The full written report appears in the Hammock Herald.

Architectural Review Committee

Lot 12 – Rukin – wants to clear his lot. Corey Miller moved to approve the request and it was seconded by Paula Jastermsky. The motion passed unanimously.

Lot 119/120 – Scott – wants to add a 6-8 foot pathway between his lots. Barrie Whitehead moved to approve his request for a pathway up to 8 feet wide without a gate. The motion was seconded by Paula Jastermsky.

Paula Jastermsky added this amendment to the motion: If Mr Scott does not get a 'Unity of Title' then he will have to remove the pathway, and replace the buffer prior to selling one or both of the lots. The amendment was seconded by Barrie Whitehead. The motion with the amendment passed 5 to 4. Paula Jastermsky, Corey Miller, Barrie Whitehead and Sandy Steinruck voted nea.

Lot 83– Newman – wants to clear selected areas on the lot. Sandy Steinruck moved to approve the request and it was seconded by Tyra Willis. The motion passed unanimously.

Lot 263 – Baum – wants to add a driveway entry gate. Corey Miller moved to approve the request and it was seconded by Barrie Whitehead. The motion passed unanimously.

Lot 227 – Scheblein – wants to build a new house and garage. Paula Jastermsky moved to approve the request and it was seconded by Sandy Steinruck. The motion passed unanimously.

Stable Committee report

Sandy Steinruck delivered a Stable Committee report.

Sandy Steinruck made a motion to spend up to \$3300 from the stable committee funds to add a concrete slab on the north side of the tack room under the overhang. The motion was seconded by Barry Scanlon. The motion passed unanimously.

Sandy Steinruck will create a document to be given to the guests in the bunk house and the cottage describing the stable rules. The guests will be required to sign off on the document. The stable rules document will also be included in the Hammock Herald and the Tom Tom to educate the members.

The Board reviewed the Stable SOP and made several recommendations.

Skeet and Trap Committee report

Bob Morrison delivered a Skeet and Trap Committee report.

New Business

Ken Potter asked for a 10 year hangar lease. There was no motion to support this.

Rule Change 11.2. stating that anyone who performs services in the Hammock is required to be licensed, insured, and registered at the office. There was no motion to support this.

Paula Jastermsky made a motion to modify the LTG rules and to send it to the membership for their review. The motion was seconded by Sandy Steinruck. After discussion the motion was withdrawn and sent back to the ad-hoc task force.

Bob Morrison volunteered to form an ad-hoc task force to define the rules for side by side vehicles to reduce Indian Hammock's liability. He will report back to the Board next month.

Joe Coyle moved to modify the reckless driving motion, banning the youth from Indian Hammock for 12 months, to be reduced to 'time served'. This will be noticed to Al Wagner, Lot 133. Sandy Steinruck seconded the motion. The motion passed 9 – 1. Barry Scanlon voted nea.

Corey Miller asked Bob to look into the cost of putting baffles in the dining room to reduce the noise.

Adjournment

Paula Jastermsky made a motion to adjourn at 12:00. The motion was seconded by Barrie Whitehead. The motion was unanimously approved.

Submitted by,
Sandy Steinruck, Secretary

**MINUTES OF THE MARCH 17, 2019 MEETING OF THE
INDIAN HAMMOCK HUNT AND RIDING CLUB, Inc.**

BOARD OF DIRECTORS

Call to Order: President Bill Miller called the meeting to order at 8:00 AM.

Roll Call: Bill Miller, Barrie Whitehead, Barry Scanlon, John Moore, Joe Coyle, Matt Rector, Paula Jastermsky, Rachel Hall, Sandy Steinruck, and Tyra Willis were in attendance. Corey Miller was absent.

Pledge of Allegiance: Everyone stood and recited the pledge of allegiance.

Approve Minutes of February Meeting

Joe Coyle moved to dispense with the reading of the minutes from the February meeting, and to approve them. The motion was seconded by Tyra Willis. The motion passed unanimously.

Treasurer's Report

Barbara Roberts presented the February Financial report. The Hammock is \$1205 ahead of budget.

Matt Rector made a motion to take \$4000 from the Hunt Committee fund balance to use for fertilizer and seed. The motion was seconded by Tyra Willis. The motion passed unanimously.

Tyra Willis made a motion to spend up to \$1000 per month to supplement the kitchen. The motion was seconded by Sandy Steinruck.

Paula Jastermsky made a motion to table this motion until we have more information. The motion was seconded by John Moore. The motion passed unanimously.

Manager's Report

Bob Baum read his report to the assembly. The full written report appears in the Hammock Herald.

Architectural Review Committee

Lot 287 – Potter – wants to add temporary power (power on a pole) to his lot. Matt Rector moved to approve the request and it was seconded by Paula Jastermsky. The motion passed unanimously.

Lot 49 – Bowman – wants to move his fence to the property line. Matt Rector moved to approve the request and it was seconded by Paula Jastermsky. The motion passed unanimously.

Lot 9 – Celano – wants to move his fence to the property line. Matt Rector moved to approve the request and it was seconded by Paula Jastermsky. The motion passed unanimously.

Lot 13,14 – Price – wants to modify the house plan he originally submitted. There was no motion supporting this request. Curtis was told to resubmit a new site plan and a new house plan to document the new house. It was also noted that the shed on the survey is less than 50 feet from the property line.

Lot 15 – Vernalia – wants to add a canvas temporary car port. There was no motion supporting this request. Temporary structures are not permitted in the Hammock. Bob Baum was asked to issue to violations to everyone who currently has a temporary structure.

Membership Committee

Michael and Ekaterina Mikeluwich are purchasing Lots 209 and 210. He is an Investment Banker in Miami. They are interested in shooting, flying, horseback riding and hiking. They plan on building a weekend home. Matt Rector made a motion to wave the right of first refusal and approve these new members. The motion was seconded by Tyra Willis. The motion passed unanimously.

Dr Damian Portela is purchasing Lot 270. He is a physician and works at Palm Beach Urology. He is interested in hunting and fishing. He plans to build a weekend home. Barrie Whitehead made a motion to wave the right of first refusal and approve this new member. The motion was seconded by Paula Jastermsky. The motion passed unanimously.

Rachel Hall of Lot 96 is adding Catrina Capell to her deed. Matt Rector made a motion to summarily approve this member. The motion was seconded by Paula Jastermsky. The motion passed unanimously. Rachel abstained.

Robert Sacco of Lot 142 is adding Roberta Filomena to his deed. Matt Rector made a motion to summarily approve this member. The motion was seconded by Rachel Hall. The motion passed unanimously.

Curtis Price and Hilaire Hodgson are leasing Lot 60. Rachel Hall made a motion to approve this lease. The motion was seconded by Paula Jastermsky. The motion passed unanimously.

Special Events Committee report

Barrie Whitehead gave us an overview of the activities for Easter. Matt Rector made a motion to approve the Easter Activities. The motion was seconded by Paula Jastermsky. The motion passed unanimously.

New Business

Pat Scanlon presented the plans for the new Community Garden.

Steve Slade presented his proposal for a members only, Horse Clinic on March 30. He will be covering roping, whip cracking and horse training problems. The clinic will begin at 9:00 AM. The cost for the day is \$125. It will be held in the stable area. Steve has agreed to donate some of the proceeds to the Equestrian Committee. Matt Rector made a motion to approve the clinic. The motion was seconded by Joe Coyle. The motion passed unanimously.

Unfinished Business

Joe Coyle presented his findings from the truck entry fee study.

Matt Rector moved to eliminate the \$10 truck entry fee. The motion was seconded by Barrie Whitehead. The motion passed unanimously.

Paula Jastermsky made a motion to cancel any outstanding member truck entry fees and to credit all collected truck entry fees to the members. The motion was seconded by Barrie Whitehead.

The motion passed unanimously. Matt Rector and Sandy Steinruck abstained.

Within both the Building Package and the Land Clearing Package it states "A \$1,500.00 refundable deposit is required for damage to common property prior to commencement of work." This money will be deposited into an escrow account and used to fix any damage. All excess funds will be refunded to the member.

Paula Jastermsky gave an update on the LTG Rule and Guest privileges research that she completed. There was no motion to take the tabled motion from the February meeting off the table. Therefore it dies.

The taskforce members Paula Jastermsky, chair, Joe Coyle, Bob Morrison, Bill Miller, and Barrie Whitehead will continue to work on this.

Adjournment

Matt Rector made a motion to adjourn at 10:15. The motion was seconded by Tyra Willis. The motion was unanimously approved.

Submitted by,
Sandy Steinruck, Secretary

**MINUTES OF THE FEBRUARY 17, 2019 MEETING OF THE
INDIAN HAMMOCK HUNT AND RIDING CLUB, Inc.**

BOARD OF DIRECTORS

Call to Order: Vice President Barry Scanlon called the meeting to order at 8:00 AM.

Roll Call: Barrie Whitehead, Barry Scanlon, Corey Miller, John Moore, Joe Coyle, Matt Rector, Paula Jastermsky, Rachel Hall, Sandy Steinruck, and Tyra Willis were in attendance. Bill Miller arrived at 8:10.

Pledge of Allegiance: Everyone stood and recited the pledge of allegiance.

Barry Scanlon introduced Lowell Pritchard who spoke about the liability risks we have in the Hammock. Lowell made several recommendations which the board will consider. For example:
All UTV's and golf carts should have 100,000/300,000 liability insurance
All LTG's and renters should have 100,000/300,000 liability insurance
People paid for services such as feeding horses on common property should have workers comp
Approve Minutes of December Meeting
Tyra Willis moved to dispense with the reading of the minutes from the January meeting, and to approve them. The motion was seconded by Paula Jastermsky. The motion passed unanimously.

Treasurer's Report

Corey Miller presented the December Financial report. The Hammock is \$3077 ahead of budget.

Corey Miller made a motion to add an income line item for the Hammock Herald advertising income. The motion was seconded by Matt Rector. The motion passed unanimously.

Corey Miller made a motion to approve Barbara Roberts, Laverne Klein, David Willis, David Etzion and Greg Tabor as members of the 2019 Finance Committee. The motion was seconded by Sandy Steinruck. The motion passed unanimously.

Manager's Report

Robert Baum read his report to the assembly. The full written report appears in the Hammock Herald.

Matt Rector made a motion to add a concrete slab and to make any other necessary changes for the handicap parking space at the lodge, when they are building the new deck. The motion was seconded by Tyra Willis. The motion passed unanimously.

Architectural Review Committee

Lot 246 – Etzion – wants to add a screen enclosure to their carport. Matt Rector moved to approve the request and it was seconded by Corey Miller. The motion passed unanimously.

Lot 227 – Scheblein – wants to clear their lot and add landscaping per their plan. Matt Rector moved to approve the request and it was seconded by Barrie Whitehead. The motion passed unanimously.

Membership Committee

Larry and Linda Scott of Lot 119 are purchasing Lot 120 from Jerry and Linda Roussos. Matt Rector made a motion to summarily approve this member to member transfer. The motion was seconded by Rachel Hall. The motion passed unanimously.

Trap and Skeet Committee report

Bob Morrison gave us a committee report. The full written report appears in the Hammock Herald.

Communication Committee

Corey Miller moved to earmark the advertising funds for the Lodge projects. Barrie Whitehead seconded the motion. The motion passed unanimously.

New Business

Matt Rector made a motion to create a new Garden Committee and to allow them to . create a community garden in the Maria Wolff Lawn Bowling area. The motion was seconded by Paula Jastermsky. Barry Scanlon abstained. The motion passed unanimously.

Matt Rector moved to specify that the truck entry fee apply only to commercial vehicles with three axles or more, up to \$1500 per project. The motion was seconded by Paula Jastermsky.

Joe Coyle moved to table the truck entry fee motion for 30 days. The motion was seconded by Tyra Willis. The motion passed unanimously. Joe Coyle agreed to come back to the board with a proposal to address the members' concerns at the next meeting.

Barrie Whitehead moved to temporarily suspend the fees, until the next BOD meeting, while the motion is tabled. The motion was seconded by Matt Rector. The motion passed unanimously.

Matt Rector moved to create a rule stating that anyone who performs services in the Hammock is required to be licensed, insured, and registered at the office. The motion was seconded by Barrie Whitehead. The motion passed unanimously.

Matt Rector moved to table the 'LTG Rule and Guest privileges' discussion for 30 days. The motion was seconded by Paula Jastermsky. The motion passed by a vote of 7 to 3. Barry Scanlon, Barrie Whitehead and Joe Coyle disagreed.

An ad-hoc taskforce was put in place to define an 'LTG Rule and Guest privileges' proposal to bring back to the board at the next meeting. The taskforce members are Paula Jastermsky, chair, Joe Coyle, Bob Morrison, Bill Miller, and Barrie Whitehead

Unfinished Business

Corey Miller made a motion to approve the five year airport leases and the construction leases. The motion was seconded by Paula Jastermsky.

Corey Miller made a motion to call the question. The motion was seconded by Paula Jastermsky. The motion passed 9-1 with Matt Rector opposed.

The motion to approve the five year airport leases and the construction leases was unanimously approved.

Tyra Willis made a motion to hold the April BOD meeting on April 28 and to hold the June BOD meeting on June 23. The motion was seconded by Barrie Whitehead. The motion was unanimously approved.

Adjournment

Corey Miller made a motion to adjourn at noon. The motion was seconded by Paula Jastermsky. The motion was unanimously approved.

Submitted by,
Sandy Steinruck, Secretary

**MINUTES OF THE February 2, 2019 MEETING OF THE
INDIAN HAMMOCK HUNT AND RIDING CLUB, Inc.**

BOARD OF DIRECTORS

Call to Order: President Bill Miller called the meeting to order at 8:00 AM.

Roll Call: Barrie Whitehead, Barry Scanlon, Bill Miller, Corey Miller, John Moore, Joe Coyle, Paula Jastermsky, Sandy Steinruck, and Tyra Willis were in attendance. Matt Rector and Rachel Hall were missing.

Bill Miller presented this resolution

Whereas Florida statute 720.305(2)(b) requires “a committee of at least three members appointed by the board who are not officers, directors, or employees of the association, or the spouse, child, brother, or sister of an officer, director, or employee.” to review any fine or suspension of privileges of a member or members’ guest; and

Whereas Article IV, Section 11 of the Indian Hammock Bylaws gives the authority to the Board of Directors to appoint committees; be it

Resolved, this 2 day of February, 2019, the Board of Directors of Indian Hammock Hunt & Riding Club, Inc. does hereby appoint the following, by majority vote of a quorum of duly-elected Board Members to the “Appeals Committee”:

John Hume

Willard “Bill” Dover

Dolores Newman

Richard “Dick” Swan

William “Bill” Black

William “Bill” Tabbert

Barry Scanlon made a motion to approve the resolution as presented. Tyra Willis seconded the motion. The motion passed unopposed.

Adjournment

Corey Miller made a motion to adjourn at 8:15 AM. The motion was seconded by Barry Scanlon. The motion passed unopposed.

Submitted by,
Sandy Steinruck, Secretary

**MINUTES OF THE January 20, 2018 MEETING OF
THE INDIAN HAMMOCK HUNT ANDRIDING CLUB, Inc.**

BOARD OF DIRECTORS

Call to Order: Former President Bill Miller called the meeting to order at 2:37 PM. We dispensed with the Pledge since we recited it at the start of the member's meeting.

Roll Call: Barrie Whitehead, Barry Scanlon, Bill Miller, Corey Miller, John Moore, Joe Coyle, Matt Rector, Paula Jastermsky, Rachel Hall, Sandy Steinruck, and Tyra Willis

Election of Officers for 2019 & Passing of the Gavel

Office of President – Bill Miller was nominated by Corey Miller, seconded by Tyra Willis and he accepted. There were no further nominations. Bill Miller was elected President by unanimous vote. No passing of the gavel was needed.

Office of Treasurer – Corey Miller was nominated by Barry Scanlon, seconded by Sandy Steinruck, and he accepted. There were no further nominations. Corey Miller was elected Treasurer by unanimous vote.

Office of First Vice President – Barry Scanlon was nominated by Sandy Steinruck, seconded by John Moore, and he accepted. There were no further nominations. Barry Scanlon was elected First Vice President by unanimous vote.

Office of Second Vice President – Tyra Willis was nominated by Matt Rector, seconded by Barry Scanlon, and she accepted. There were no further nominations. Tyra Willis was elected Second Vice President by unanimous vote.

Office of Secretary – Sandy Steinruck was nominated by Corey Miller, seconded by Barry Scanlon, and she accepted. There were no further nominations. Sandy Steinruck was elected Secretary by unanimous vote.

Approve Minutes of December Meeting

Matt Rector moved to dispense with the reading of the minutes from the December meeting, and to approve them. The motion was seconded by John Moore. The motion passed unopposed.

Treasurer's Report

Corey Miller presented the December Financial report. The Hammock is \$2308 ahead of budget.

Manager's Report

Robert Baum read his report to the assembly. The full written report appears in the Hammock Herald.

Trap and Skeet Committee report

Matt Rector moved to reconsider his motion from December 2018, to spend up to \$5000.00 on two skeet machines with money coming from the Asset Reserve. Tyra Willis seconded the motion. The motion passed unopposed.

John Moore moved to spend up to \$7500 on two skeet machines with money coming from the Asset Reserve. Tyra Willis seconded the motion. The motion passed unopposed.

Architectural Review Committee

Lot 197 – Cinnamon – wants to enlarge the pond, and use the dirt to fill-in low spots on their lot. Matt Rector moved to approve the request and it was seconded by Barrie Whitehead. The motion passed unopposed.

Lot 116 – Cable – wants a new fence inside the buffer. Matt Rector moved to approve the request and it was seconded by Barry Scanlon. The motion passed unopposed.

Lot 220 – Wilson – wants a gate and fence at the end of Turkey Roost. Matt Rector moved to approve the request and it was seconded by Corey Miller. The motion passed unopposed.

Lot 185 – Baum – wants to grant FPL an underground utility easement. Matt Rector moved to approve the request and it was seconded by Corey Miller. The motion passed unopposed.

Lot 231– Bianco – wants to grant FPL an underground utility easement. Matt Rector moved to approve the request and it was seconded by Corey Miller. The motion passed unopposed.

Membership Committee

Lot 248 – Judy Hunter – Corey Miller made a motion to approve the new member and waive the right of first refusal. The motion was seconded by Barry Scanlon. Barrie Whitehead abstained. The motion passed unopposed.

The Coyles of Lot 106 are purchasing Lot 181 from the Rumfelts. Matt Rector made a motion to summarily approve this member to member transfer. The motion was seconded by Barry Scanlon. Joe Coyle abstained. The motion passed unopposed.

The Youngs of Lot 36 are purchasing Lot 188 from the Linda Mundt. Matt Rector made a motion to summarily approve this member to member transfer. The motion was seconded by Barrie Whitehead. The motion passed unopposed.

Stable Committee

Matt Rector made a motion for the fund balance of the Stable to be used to cover the cost of the hay this winter. The motion was seconded by Barrie Whitehead. The motion passed unopposed.

Hunt Committee

Matt Rector moved to allow the Hunt Committee to pay up to \$1000 for seed, for the food plots on the perimeter road, which will be matched by Indian Hammock funds. The motion was seconded by Corey Miller. The motion passed unopposed.

New Business

Matt Rector made a motion to have the BOD Orientation and Education meeting on Saturday, February 16, at 9:00 AM in the lodge. The motion was seconded by Corey Miller. The motion passed unopposed.

Matt Rector moved to establish the existing committees from 2018 again for 2019. The motion was seconded by Paula Jastermsky. The motion passed unopposed.

Corey Miller moved to establish an Executive Committee to act on issues between the BOD meetings. The motion was seconded by Barry Scanlon. The motion was declined unanimously.

Paula Jastermsky moved to approve the 31 trusts as listed and wave the right to double assess them:

Lot 3, 4, Kelleher

Lot 35, Weeks

Lot 41, Stone

Lot 55, 56, Dover

Lot 58, 59, Hanley

Lot 83, Newman

Lot 109, 110, 111, Huebner

Lot 112, Smith

Lot 113, Kolshak

Lot 115, Arnold

Lot 119, Scott

Lot 125, 130, Hobgood

Lot 129, Stracuzzi

Lot 136, Greene

Lot 171, Frederickson

Lot 180, Gallet

Lot 186, DeCarlo

Lot 231, Bianco

Lot 239, Morrison

Lot 256, Rector

Lot 283, 284, Behrens

Lot 285, 286, Finney

Lot 287, Potter

The motion was seconded by John Moore. Matt Rector abstained. The motion passed unopposed.

Matt Rector moved to approve the nine non-impact home businesses as listed:

Schwartz, Lot 44

Smith, Lot 50

Houlihan, Lot 100

Slade, Lot 123

Hornberger, Lot 179

Wilson, Lot 220

Morrison, Lot 239

Baker, Lot 258
Roberts, Lot 265

The motion was seconded by Tyra Willis. The motion passed unopposed.

Tom Velie's business, Lot 244, was not approved because Bob did not receive all of his required documentation.

Matt Rector made a motion to allow Walt Hornberger to conduct a concealed carry class subject to his license and insurance. The motion was seconded by John Moore. The motion passed unopposed.

Bill Tabbert shared with the BOD that he is forming a Hammock Scholarship for graduating seniors from Okeechobee High School. This scholarship will not be administered by Indian Hammock nor will it be funded by Indian Hammock. Members are welcome to donate funds for the scholarship, but they are not required to donate funds.

Matt Rector made a motion to find the youth, to be identified by the manager, in violation of reckless driving. He and his truck are banned from Indian Hammock for 12 months. This will be noticed to Al Wagner, Lot 133. The motion was seconded by Paula Jastermsky. The motion passed unopposed.

Matt Rector made a motion to table the discussion of the 5 year and 20 year airport leases, because the Airport committee and the ad hoc committee have not reviewed the comments from the lawyer. The motion was seconded by Corey Miller. The motion passed unopposed.

Unfinished Business

Sandy Steinruck made a motion to find Margaret Brady's pond, Lot 182, in violation and to require her to fix the violation within 90 days to meet Indian Hammock's building requirements. The slope of the pond must be at least 35 feet from the property line. Instead of replacing the buffer that was destroyed by the fire, she can let it grow back naturally. The motion was seconded by Tyra Willis. The motion pass unopposed.

Corey Miller made a motion to find Dr Celano's fence, Lot 9, in violation and to require him to remove the fence within 30 days. To replace the fence Dr Celano must submit a request and meet Indian Hammock's building requirements. The motion was seconded by Barrie Whitehead. The motion pass unopposed.

Paula Jastermsky made a motion to pay for materials, not to exceed \$25,000, for the deck around the lodge. The funds will come from the Operating Reserve Fund. The motion was seconded by Matt Rector. The motion pass unopposed.

Adjournment

Paula Jastermsky made a motion to adjourn at 5:22 PM. The motion was seconded by Matt Rector. The motion passed unopposed.

Submitted by,
Sandy Steinruck, Secretary

**MINUTES OF THE ANNUAL MEMBERS MEETING OF
THE INDIAN HAMMOCK HUNT AND RIDING CLUB**

JANUARY 20, 2019

President Bill Miller led the Pledge of Allegiance and called to order at 9:00 am

QUORUM: A quorum and proof of notice and mailing was established.

Voting members in attendance: 86

Proxies voted: 87

Not Voting: 125

Unused proxy: 1

Total voting: 299

APPROVAL OF MINUTES OF 2018 ANNUAL MEETING: Bob Morrison moved to waive the reading and approve the minutes of the 2018 Annual Meeting, seconded by Ken Finney. The motion was adopted.

ELECTION OF BOARD OF DIRECTORS FOR 2019:

Dave Minor moved to set the number of Directors at eleven (11) and seconded by Gail MacLain. A voice vote was taken and determined that a physical count need to be taken. While the count was being done Committee reports were given. Nominations were taken from the floor and Ron Harland was nominated and accepted. The motion was adopted with 99 in favor and 70 against for the Board to be set at eleven (11)

The 2019 Board of Directors is: Joe Coyle, Sandy Steinruck, Barry Scanlon, Matt Rector, Paula Jastermsky, Corey Miller, Tyra Willis, John Moore, Bill Miller, Barrie Whitehead, and Rachel Hall.

CPA'S ANNUAL FINANCIAL REVIEW: Allison Schlitt, CPA from the firm of Offutt/Barton/Schlitt, LLC Certified Public Accountants presented the auditor's report to the membership and answered questions.

VOTE FINANCIAL REVIEW OR AUDIT FOR FISCAL YEAR 2018-2019: Corey Miller moved to have a full audit seconded by John Moore for fiscal year 2018-2019. The motion was adopted.

ANNUAL PRESIDENT'S LETTER: President Bill Miller read his letter

DISCUSSION BY MEMBERSHIP:

LTG was discussed and Barbara Roberts made a motion and seconded by Marion Aiello to have the Board revisit the rule. Ken Finney called the question, seconded by LaVerne Klein and motion passed. The motion to have the Board revisit the rule was taken and passed.

Lessees were discussed and Bob Morrison made a motion and seconded by Steve Devine to ask the Board to revisit the rule.

Motion passed

Berry Picking on common property was discussed and LaVerne Klein made a motion, seconded by Marion Aiello to direct the Board to conduct a one (1) year trial for one (1) area determined by the Board. Motion passed by 111 to 23

A motion was made by Alex Gonzalez, seconded by Dave Minor to have Board meeting starting at 9:00am. Julie Huebner called the question, seconded by Bob Morrison. Motion passed Motion to starting meetings at 9:00am failed.

Motion made by Steve Devine and seconded by Matt Rector to authorize the Board to negotiate the purchase of the land on the south side of Indian Hammock at the gate or a portion there of not to exceed \$126,000.00. Bob Morrison motion to call the question, seconded by Harold Piskura. Motion passed. The motion on the purchase was taken 82 yes and 53 no. Motion Passed

Matt Rector made a motion, seconded by Barrie Whitehead that if a deer is killed in the residential area or any unauthorized hunting area the person who killed the deer will be required to replace it with a live deer of 8 points or larger. Motion passed.

Carol Devine made a motion to adjourn, seconded by LaVerne Klein. Motion passed and meeting adjourned at 2:29pm

Submitted by:

Barbara Roberts, Secretary