

All - I apologize for not sending out an update sooner. Without going into a lot of detail, here's a quick update:

I spoke to Attorney Waldron regarding the possibility of having the docks deeded to the individual owner. That is not possible. The permit for the dock will be in the name of Sunset Point Association. So, technically, the association will own the dock. This, by no means, is a show stopper. Attorney Waldron stated that the best way to handle the dock is to change the bylaws. The bylaws will provide the controls and assurances that those contributing to the dock will have full control over the docks (slip) going forward. If you remain a member in good standing (has paid all dues and assessments, not in violation of property restrictions or any rules or regulations of the Association), the dock (slip) is yours. If you sold your house, you can include the slip as part of a sale to a new owner. You could transfer control of the slip to another member of the association - the details of the transfer are between you and the other association member.

Changes to the bylaws can only be made at regularly scheduled membership meetings (Memorial Day and Labor Day weekend meetings). Unfortunately, there is not sufficient time to change the bylaws for the upcoming Labor Day Meeting. The bylaw changes must be approved by the association membership.

I am recommending that the bylaw changes be approved prior to proceeding with the community dock. The earliest that this would occur is the 2020 Memorial Day meeting. Waiting till the bylaws are approved removes the risk (although very low) that the bylaw changes would not be approved. This would also give us sufficient time to develop the bylaw changes. Please provide me with your input by August 18. I would also like to have a meeting to discuss the community dock after the Labor Day meeting (Saturday, 8/31). Please make every effort to attend (it's easier to discuss the issues face-to-face, than through email chains).