

## Minutes for May 12, 2012 Meeting

1. The meeting was called to order by President Joe McGee and he led the Pledge of Allegiance, explained the code of conduct and introduced all the Board Members. There were 28 homeowners in attendance.
2. Treasurer's Report-Troy Purnell said as of March 31, 2012 in Income we are behind by \$9,183.00, Administrative costs under budget by \$57.00, over budget in maintenance by \$7.00, under budget in Utilities by \$5,675.00, over budget in amenities by \$2,864.00, due to the purchase of the pool furniture. Receivables- we have 5 liens on properties.
3. Property Manager's Report- Troy wasn't talking loud enough so everyone had to move forward. He reported that there are corrugated pipes that need to be replaced with plastic because they have deteriorated over the last 23 years. The algae that is in the ponds is due the warm winter and no rain. The answer is not to put a fountain in that South Longboat pond. The board agreed several years ago not to add any more fountains. The lawns look great. If you have skirting damage or erosion control issues, you may go to the front office and report them.
4. **Old Business**- Joe said that the new **furniture for the pools** has to be dated and initialed with APHOA, just in case of a problem and we need the warranty information. **WIFI**-Joe said that this could be a legal issue with the previous contractor, so it is better that it doesn't get discussed. He said that we have a new contractor looking into the WIFI situation. If you need the internet right now you can contact Comcast and it has a 6 month trial offer for around \$15.00 a month and after that it will be \$30.00.
5. **New Business: Marquis signs**- Joe has bids to replace the existing signs with electronic signs that can be done remotely from the office. He said to table this until we get the information on the WIFI issue, because this system would tie into that system. Troy said as of right now they're 837 people signed up for the newsletter via e-mail. **Pool Filters for the Clubhouse pool**- to repair will be \$2,000.00 and to replace it would be \$6,000.00. This is a maintenance item. It will be replaced with a sand filter instead of the diatomaceous earth filter.
6. **Committee Reports- Beautification Committee**-Joe said that the Clean up day had 45 homeowners and 5 grounds crew help in this year clean up. There were several new homeowners that came to help and Joe had a new homeowner Mr. & Mrs. Kandt of Lot#217 stand up and they were applauded for helping this year. Joe went on to say that when you are involved in your community it stays the place to be in O.C.! **Financial Review Committee**- Patricia Griffith didn't have anything but Elaine Galeone asked about the board getting a gas reimbursement and if they do get this, it needs to be a separate line item. She also needed the audited budget for 2011. Troy said that she could pick that up at the front office. It was available at the last meeting. Elaine also wanted a print out of the boat storage income. **Entertainment committee**- Mike and Kay Whaley thanked Smitty, Lucille and their crew for the great Easter Egg Event. They also thanked Carl and Linda Thompson, Ray Howard and everyone that helped with Clean up Day.

Joe McGee thanked Captain Mike Whaley for cleaning and launching our fleet of pedal boats. **Boat Storage Committee-** Dale Verga reported that there are 178 slips and presently there are 16 available. Dale asked that a reminder be posted on the web site regarding the responsibility of weeding of your slip area thru out the season. **ECC- Cathy Ortel** reported that as of today there are 100 inspections left to do and that they would be completed by this weekend. There will be 300 ECC violation notices sent out this year. The main issues this year are power washing, the T-111 on the sheds are rotting away and it would be a good idea for them to put a border around their shed. This year doing inspections the committee noticed a lot of damage to sheds. The other issue is weeds this year. She explained that with such a mild winter they have grown very high. When the notices are received from the ECC they are supposed to respond in writing but they still call the front office. **Bob Molle suggested a designated phone line for the ECC.** The ECC can periodically check their messages. Joe said that would have to be discussed at the executive session after this meeting. **Keith Shoff said that their committee is putting together all the guide lines together that have been implemented thru out the years at the board meetings.** He said that in the fall the committee would like to meet with the board and finalize all the new additions and add those to the Blue Deed Book. Cathy said she has **4 repeat offenders-Lot#7, 91, 222, and 327. Joe said that the board will hire someone to go and clean up these homes and they will be billed for those services.** Cathy asked for Troy as Property Manager to call the people that has weeds over 2 foot tall in their driveways and to get them to get it cleaned up and can the grounds crew go and spray them. Joe said no to the grounds crew spraying because that would open up a can of worms and everyone would want their driveways sprayed. Troy said it was part of the ECC committee's job. Melanie Dixon asked about the fire pits in the community. You can have a fire pit but you can only use charcoal or gas, NO WOOD! This is a fire code issue. Andy Lapinski asked if it was alright to have pellet stoves in their homes. The answer is yes. Dale Verga asked if the grounds crew was going to spray the storage yard soon. Troy answered yes. Can you go into your neighbor's yard and pull weeds? Joe said that it depends upon your neighbors. Bob Molle said that you could be doing this for the next 15 years.

7. **Open Discussion-**Melanie Dixon-Lot#320 is having another problem with erosion by her side walk, it is sinking and she wanted to officially state it at the meeting. Her other comment was about what an awesome gate attendant we have in Richard Sadler. She thanks him for doing the job he is doing. He has checked on me while I was working late nights at lot#6. Andy Lapinski-Lot#408 asked if there could be another smaller slide put in at the big playground. Behind the mailboxes are very high grass and can it be dug out and replaced with stone. Joe said they would take a look at it after the meeting.
8. **Adjournment and Next Meeting will be the Annual Meeting at Worcester Prep School on July 14, 2012 at 9:00AM.** There are 2 positions open this year and they are Joe McGee's and Bob Molle's, if you are interested in running for the board, please leave your resume in the front office before the next meeting.
9. **Hearings-**Jeff Ward-Lot#133, Jay Spraker-Lot#272, and Scott Allen-Lot#431