

APPROVED April 15, 2015

DUNEDIN PALMS HOMEOWNER'S ASSOCIATION, INC.
130 Patricia Avenue, #19
Dunedin, Fl. 34698

Board of Director's Meeting March 18, 2015

President Don Lessard called the meeting to order on Wednesday, March 18, 2015 at 9:20am in the Dunedin Palms Clubhouse at 130 Patricia Avenue, Dunedin, Florida 34698

2. Roll Call of Officers and Directors

Present were Don Lessard, President – Joe Bongo, Vice President – Gordon Mills, Treasurer – Rosalie Bongo, Secretary and Directors Don Wallace, Tollie Holtzclaw, Gary Russell and Timothy Hendrix, AmeriTech Manager.

3. Proof of Notice

Meeting Agenda was posted at the clubhouse and office on March 15, 2015.

4. Acceptance of February 11, 2015 Board Meeting minutes and March 4, 2015 special Board Meeting Minutes.

Rosalie Bongo made a motion to accept the above minutes and to dispense with the reading of same. This was seconded by Tollie Holtzclaw. All Board Members agreed. Motion approved

5. Reports:

- a) Coffee – Social – Financials – 1) Coffee report** – Balance as of 1/31/15 was \$356.39 and balance as of 3/1/15 was \$425.00. **2) Social report** – Balance as of 1/31/15 was \$3742.09, expenses \$687.35, Income \$1590.56 for a balance of \$4645.30 on 2/28/15

Financial Report – total revenue as of 2/28/15 \$48,796.82 with budgeted amount of \$36,998.50 indicating a favorable balance of \$12,798.32. Total expenses \$31,921.59 vs. budget of \$36,948.68.

In addition to this report Treasurer Mills gave a very thorough and detailed educational review of how to read a financial report, the reason for some of the variables. He also went on to explain how the reserve committee was meeting and would be acting in an advisory to the budget committee. Rosalie Bongo made a motion to accept these reports and was seconded by Tollie Holtzclaw. All board members agreed, Motion approved.

- b) Presidents Report:** President Lessard reviewed the various projects that have been completed in the last month namely, volunteers have filled in holes with dirt in a couple of residents lots, chain link fence at South West corner of our park repaired to help prevent children from crawling under fence. Progress has been made on completing ownership on #7. The air conditioners in both office and club house have been serviced. Motion made by Gordon Mills and seconded by Don Wallace to accept report. All board members agreed, Motion approved.

6. Old Business:

Repair of clubhouse fascia board – Work was completed at all four corners prior to this meeting.

- b) Kitchen Counter renovations** - Resident Steve Wiedewitsch will begin

in the near future renewing the Formica counters.

- c) **Palms Trees** – The board authorized the planting of 4 palms trees and Removal of old palm root balls at the February meeting – This work will be accomplished shortly. (Note: work was completed after the meeting.)
- d) **Canal Erosion** Discussion was held regarding various possible ways to monitor the canal erosion, including having an accurate method to measure movement of erosion and create a base line. This will be further discussed under new business.
- d) **Water pipe crossing canal at northern end.** Fast Plumbing will be here 10:am to investigate and report on situation

7. New Business:

- a) **Renewal of park insurances** – We have received a proposal from our Insurance agent John Gay for coverage on Clubhouse, Clubhouse contents, laundry building, laundry building contents, storage building office building, office contents, signs and general liability of premium cost of \$6892.00. Discussion followed regarding areas not covered and necessary replacement costs. Don Wallace made a motion and Gary Russell seconded motion to accept the premium cost of \$6892.00, and to increase our clubhouse coverage by \$8,000.00 for our solar panels at an additional insurance premium of \$80.00 All board members agreed, Motion approved.
- b) **Budget Committee for 2016** – President Lessard, appointed the following to the committee: President Don Lessard, Vice President Joe Bongo, Treasurer Gord Mills and AmeriTech Manager Tom Hendricks, Meeting to be chaired by President Lessard. Rosalie Bongo made the motion and Joe Bongo seconded the motion to accept the committee as recommended. All board agree, Motion approved.
- c) **Storm Water Advisory Committee:** The city of Dunedin has a storm water advisory committee and is accepting volunteers. This should help us to give and receive information regarding the situation we have with our canal erosion. A meeting is being held April 7 and will be attended by our already established committee.
- d) **Erosion around west side of clubhouse** .Erosion has been observed around the west side of our clubhouse. A motion was made by Rosalie Bongo and seconded by Joe Bongo to install gutters along the west side of the clubhouse and to drain the water from the gutters directly to the pond. All board members agreed, motion approved.
- e) **Approval of Sales** – to record in minutes, unit #112 has been sold to Mike and Benita Garner
- f) **Request for Property changes:** Unit 20 requests to paint shutters green, Unit #69 requests to pour a covered 11x13 patio behind her shed, and will obtain appropriate permits. Tollie Holtzclaw made motion to approve and this was seconded by Joe Bongo. All board members agree, motion approved.
- g) **Correspondence** – None

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Meeting adjourned at 10:45.

Respectfully submitted:

Rosalie Bongo, Secretary