

Dunedin Palms Homeowners Association, Inc

130 Patricia Ave., Office/Clubhouse

Dunedin, FL 34698

Minutes from BOD meeting January 31, 2020

Vice President Rick Severns called the meeting to order at 9:00am.

Roll call: VP Rick Severns, Treasurer Don Lessard, Secretary Vanessa Short via phone, Director Ed Short via phone, Director Ronald MacDonald, Director Jim Wright via phone, Ameri-Tech Manager Tim Hendrix. Quorum established.

Rick Severns established Proof of Notice

Motion by Don Lessard to accept/dispense reading of minutes of last BOD meeting. Second by Ronald MacDonald.

Reports: Seawall; Rick Severns said work should begin week of Feb. 9, 2020. Motion by Don Lessard to accept this report and dispense reports from Treasurer, Coffee, Social. Second by Vanessa Short.

VP Rick Severns announced his resignation. Motion by Don Lessard to accept resignation of Rick Severns, Vice President. Second by Ronald MacDonald. Motion carried by voice vote.

Motion by Don Lessard to appoint Rick Severns as President. Second by Ronald MacDonald. Motion carried by voice vote.

Motion by Don Lessard to appoint Bob Burris as Vice President. Second by Ronald MacDonald. Motion carried by voice vote.

Joe Carideo gave the Oath of Office to incoming board members: President Rick Severns, Vice President Bob Burris, Director Jim Wright, and continuing Director Ronald MacDonald.

Committees:

Security: Tom Fowler, Ed Short, Russ Belden

Landscaping along fences: Ronald MacDonald, John McIntyre, Don Ashley, Rick Fox

Pool Maintenance: Ed Short, Rick Severns, summertime – Rip Potter, Joe Bongo

Waterline problems: Mark Seyller, Russ Belden, Ed Short, Ray Guay, Ken Money

Discussion followed regarding shut-off valves, pipes, replacement. Mark would like to get recent water bills to check usages. Possibly need to document/catalogue changes as they are made. Plan to meet next Wed., Feb 5, 2020 to do a walk around the park.

Lake/Pond: Rip Potter, Milton Davis

Next treatment is possibly March or April

Shuffleboard: Russ Belden

Social Committee: Jan Houlihan

Sales/Rentals: Vanessa Short, secretary, and Tim Hendrix, Ameri-Tech manager. Comment: No set procedure as each sale is different. Background check, paperwork to atty. Documents are on website.

Sound System: Joe Carideo. Comment: Do Not Use if you are not familiar with how it works.

Garage: Russ Belden, Ray Guay

Office: Laurice Belden

Grounds: Ronald MacDonald. Fertilization of palm trees

No new sales/rentals

No new property improvement requests

Open Forum:

Mark Seyller: Palm Trees – replacement. Discussion

Jan Houlihan: Golf Carts – parking at home. Discussion: Need to comply with property easements. Possibly have a temporary pad.

Joe Carideo: Proper notification for water/electric shut-off in park. Discussion: An e-mail is sent out.

Sue Moore: WIFI in clubhouse and pool area. Discussion: It was brought up that since we pay for it, we should be able to use it. Vanessa Short commented that we have always paid for the WIFI, even at old office. WIFI intended for office use only. Will research it further.

Barry Rose: Weeds/lawns in summer. Discussion: No one in charge during summer months. Owners should have someone to look after their units. Bob Burris volunteered to work with Barry on this.

Milton Davis: Inspection of homes when no one is around. Discussion: check for possible leaks, problems. Concerns about entering homes. Roe Bongo reminded that we should all have a spare key in the office. It is legal for two (2) board members to enter unit in an emergency situation. Will need to check By-laws or MOA.

Motion by Rick Severns to adjourn meeting at 10:10am. Second by Don Lessard. Motion carried by voice vote.