Open Forum:
Mr. Frank Corcoran and Ms. Roxy Rock presented a dedication of the Clubhouse in honor of Mr. Neil J. Normando. A plaque and a proclamation will be prominently displayed in the Clubhouse to recognize Mr. Normando many contributions to the PSP community.

Call to order
Mr. Jim McKillop called the meeting to order at 6:48. Board members present included Mr. McKillop, Mr. Ed White, Mr. Alex Grissom, and Ms. Charlotte Duplissey. Mr. Jim Wells, homeowner, interrupted the meeting stating that an article or section in the governing documents stated that PSP must operate with a 5 person Bod and there is only four at this time. Mr. McKillop was asked to poll the homeowners in attendance whether or not they wanted to continue with the scheduled Board meeting. An argument ensued amongst the BOD members prior to the homeowners being polled and Mr. Grissom left the meeting abruptly at 6:51. Polling of those present, (approx.35-50 individuals) indicated by an overwhelming majority that the homeowners wished to continue. There were, however, a few dissenting votes. A request for volunteers was put out to fill the open position. Mr. White asked Mr. Jim Wells(twice) if he wished to put him name in contention for the Open BOD seat. Mr. Wells declined(twice). Ms. Marie Miley volunteered to fill the vacant position on the BOD. Motion by Mr. White, 2nd by Mr. McKillop to appoint Ms. Miley to the BOD. Motion passed – Mr. McKillop, yes, Mr. White, yes, Ms. Duplissey, yes. Mr. Grissom was not present to vote, however, since a quorum voted in the affirmative Ms. Miley was voted onto the BOD. Mr. Grissom returned at approximately 7:01p.m. Immediately upon returning to the room Mr. Grissom and Mr. Wells began haranguing regarding the letter of ineligibility that had been sent to Ms. Castrina and had been posted. Mr. Grissom pointed out that F.S. 720.303 provides specific jurisdiction in HOA Election disputes, and has a specific process to follow. He then outlined the exact steps that need to be followed. He stated that there is a petition located online, to download it, fill it in and pay the $200 to file. He stated that once the process is initiated the state mandates binding arbitration. Alex also stated that until that process is followed Ricki is still on the Board. Mr. Grissom continued stating that no attorney is empowered with the ability to reverse the results of an election once the Board is seated. To remove Ms. Kleist without following the DBPR process would require a court order. Mr. McKillop thanked Mr. Grissom on his observations of certain Statutes that may or may not apply, however, until he can produce the necessary credentials to back his observations then the legal opinion provided by the firm of T & C should be accepted.

Ms. Phillips of Dependable Property Mgmt. began to read the minutes of September 25, 2012. She was interrupted several times by both Mr. Grissom and Mr. Wells in completing the reading of the minutes. Mr. McKillop and Mr. White encouraged Ms. Phillips to continue and for Mr. Grissom to leave the room. Repeated outbursts by Mr. Grissom and Mr. Wells netted a response from Mr. White that if they persisted in the disruption of the meeting, then the I.H.B. Police would be called and Mr. Grissom and Mr. Wells would be escorted from the room. Mr. Grissom invited Mr. White to contact the police. Mr. White went so far as to remove his phone and indicate that he was contacting the proper authorities, however, he did not. After several minutes Motion by Mr. McKillop, 2nd by Ms. Duplissey to approve these minutes as read. Motion passed.
Ms. Phillips read the minutes of January 22, 2013. Motion by Mr. McKillop, 2nd by Mr. White to approve these minutes as read. Motion passed.

Ms. Phillips read the minutes of February 26, 2013. Motion by Mr. McKillop, 2nd by Ms. Duplissey to approve these minutes as read. Motion passed.

Financial Report

Ms. Phillips of DPM discussed the February financial report the the YTD report. Operating account had $74,500 and Reserves had $201,275 in them respectively. February was a little over budget due to payment to the landscape architect, however, YTD is ok with the budget. A/R report – Ms. Sutch is in mortgage foreclosure at this time so no need to file a lien. Motion by Mr. White, 2nd by Ms. Duplissey to approve the financials. Motion passed.

Officers Reports

President – Mr. Mckillop says a burglary occurred at 2208 where the house was broken into and ransacked. Security will be stepped up by the IHB police.

Treasurer – Mr. Grissom debated the R. Kleist situation and whether or not is was legal or not. No resolution at this time among BOD members.

Secretary – Mr. Ed White made no report.

Director – Ms. Duplissey presented letters to the BOD in the form of petitions from owners for the BOD to review and file. Ms. Duplissey also asked repeatedly why a letter from the PSP attorney, Mr. Paul Hinckley was sent to Ms. Castrina without her knowledge. She never received a satisfactory answer, except answers as ‘What difference would it have made?’. Ms. Duplissey said that neither she nor Mr. Grissom knew anything about the letter. She asked Mr. White if he knew and his answer was ‘yes.’ Ms. Duplissey asked several times on why she was not involved in the decision to involve the attorney in notifying Ms. Castrina that she could no longer or was not on the BOD and she never received an answer. Mr. Bob Fluery, homeowner, interjected that since Mr. Grissom and Ms. Duplissey were not informed that the attorney had been contacted and they were unaware that a letter had been sent then it was invalid and the meeting was illegal anyway. He abruptly left the meeting and never returned.

Committee Reports

Rules – Mr. Kendall reports that a dog situation at 2300 building has been resolved in addition to a parking issue at 408. Violations at 1305,07, &1303 appear to be getting better.

Social – Ms. Gailey reports that all is going well here and additional functions are being scheduled.

Landscape – Ms. Duplissey is working diligently to get MR’s resolved. She is reviewing the sod needs and requests in the neighborhood. Irrigation is being reviewed and master plan updated.

Clubhouse – a new stereo has been ordered and the phones are not working.
Old Business

White Fly – the infestation is being treated on Friday, March 29 to about 38 affected areas in PSP. Cost is approx. $1,100.

MR review – updated weekly and continue to work on requests.

Appraisal – clarification of proposals is needed.

Flood Insurance – proposal is needed from Brown & Brown, by building to obtain this insurance

New Business

Motion by Ms. Duplissey, 2nd by Mr. White to set up a new account for I.C. donations. Motion passed. Current Board members will be the signers on the account: Jim McKillop, Ed White, Charlotte Duplissey, Alex Grissom, and Marie Miley.

Attorney – attorneys will be invited to give presentation to BOD for services needed.

Insurance – the Association insurance has been bound with American Coastal.

Painting of Buildings – proposals will be obtained to paint buildings 100, 200, & 500.

Doc review committee – consists of Mr. Wells, Mr. Grissom and Mr. Weeks. They will be specifically reviewing the insurance portions of the governing documents.

Newsletter – Motion by Ms. Duplissey, 2nd by Mr. White to change the newsletter to include all info about the community, instead of just landscaping. Motion passed. Ms. Ellerbach to assist with this effort.

Adjournment

Meeting adjourned at 8:40p.m