Parkside Place Homeowners Association, Inc.
Board Meeting March 27, 2018 5:30 PM Clubhouse
Official Minutes, approved at the April 24, 2018 meeting

I. **Call to order:** The meeting was call to order by Randi Pollack at 5:33 PM.

II. **Establish a quorum:**
Randi Pollack- President (2018)
Donna Gensler- Vice President (2018)
Bill Burleigh-Treasurer (2018)
Jim Lawson- Director (2019)- By Speaker Phone
Amy Kneessy- Alternate (2018)
John Newell- Secretary (2019)

III. **Approval of Minutes:** 2/27/2018 Board Meeting
A motion was made by Donna Gensler to approve the February 27, 2018 Board Meeting Minutes as presented. The motion was seconded by Bill Burleigh. All those in favor, the motion was carried unanimously.

IV. **Officer's Reports:**
- **a. President Report –**
- **b. Vice President Report-** Donna Gensler called the outreach committee together, they had three members who attend, one member decided to resign at the meeting. The committee is having a social event on Thursdays afternoon that will start at 5:00 PM. She is looking for one more person to join the committee.
- **c. Treasurer Report -** Financial Report- Bill Burleigh reviewed the Treasurer's Report and the accounts that are outstanding.
  A motion was made by Randi Pollack to approve the Financial Statements for the month of February 2018. The motion was seconded by Donna Gensler. All those in favor, the motion was carried unanimously.
- **d. Secretary Report-** no report
- **e. Director Report-** Jim spoke about the open forum and how it was attended by a few residents. Most of the issues were in regards to parking. The next open forum will be April 10, 2018.

V. **Committee Reports:**
- a. **Clubhouse Committee-** Roxy stated to the board that she plans to resign as the clubhouse chairman and is asking if a committee can be established. She will be helping until a committee is established.
- b. **Outreach Committee-** no report
- c. **Social Committee-** Dolores Gailey stated that they had a successful St. Patrick's Day events. There are no future events planned and the committee is asking if any residents have any suggestions to please contact the committee.
- d. A**rchitectural Review Committee-** No report.

e. **Compliance Committee-** The committee and Amy Kneessy is going to revisit the current covenant enforcement policy and work on making revisions for the next board meeting. Randi Polack stated that would like to be on the compliance committee.

f. **Landscape Committee-** Wallace Berger provided a report for the Month of February 27, 2018.

1. **Review & Consideration of Landscape Proposal for Sod Replacement and Remove stump –**

A motion was made by Bill Burleigh to approve the landscape proposal (remove & stump grind dead palm at 1504 for $300.00, install sod between 1600 & 1800 for $960.00). The motion was seconded by Donna Gensler. All those in favor, the motion was carried unanimously.

Randi Pollack provided an overview that Jeff with Paradise Lawns is going to provide two pallets of free sod and Wallace is going to instruct Paradise where the sod should be placed.

VI. **Managers' Report-** Venessa Ripoll stated she has been in contact with Matt Vice in regard to the final walk through and will email to the board with times. Also, stated that she has meet with all the committee members and excited to learn more about the community.

VII. **New Business:** Insurance Renewal by Brown and Brown by Trevor Barone: Trevor had a lengthy discussion with the board and memberships regarding the insurance renewal. He provided a summary of expiring and renewal proposed premiums. The board asked questions about chimney and mold coverage, Trevor stated that the chimneys are included in the policy and spoke about the pros and cons of having Mold Coverage. In addition, Randi informed the resident that Trevor and his team will be at the new homeowner forum meeting on April 10, 2018 to ask any questions they might have.

Randi Pollack made a motion to approve the insurance renewal presented on page 14 by Brown and Brown of Brevard, except for the mold coverage and the fence coverage. Bill Burleigh seconded the motion. All those in favor, the motion was carried unanimously.

VIII. **Old Business:**

1. **Update on the Drainage Research & Project for the Community-** Jim Lawson and Bill Burleigh provided an overview of the preliminary drainage concerns and proposals that the committee has gather from Erin Trauger Consulting Engineer and William Mott Land Surge.

A motion was made by Randi Pollack to approve $2,000.00 for consulting service with Erin Trauger, soil sample analyses for $1,500.00 and William Mott Land Surve not to exceed

$13,250.00. The motion was seconded by John Newell. All those in favor, the motion was carried unanimously.

2. **Sidewalk repair project by Vice Painting:** Randi Pollack stated that the sidewalks were approved at a prior board meeting and the board asked Vice Painting for quote on the parking pad that came in at $5,860.00 and would like to obtain another bid on the parking pads. Vice Painting stated that the project will start in a week.

3. **Update on the Painting Project of Commencing Timeframe-**Randi Pollack provided a status update of the paint project that is close to completion. There are a few items that have to be corrected and will be addressed with Vice Painting.

IX. **Open Forum:**
Resident Comments:
909 Parkside Place: Resident stated that the landscape behind his home needs attention, landscape committee will assist the resident request.

1209 Parkside Place: Resident spoke about the fence behind their home, palms trees and erosion. The board stated that this is part of the restoration project.

907 Parkside Place: Resident would like to have a new tree installed on their property. Landscape will assist residents request.

X. **Adjournment-*A motion was made by John Newell to adjourn the meeting at 6:57 PM. The motion was seconded by Randi Pollack. All those in favor, motion was carried unanimously.***
The next meeting is scheduled for April 24, 2018 at 10:00 AM at the Clubhouse.