Parkside Place Homeonwers Association
Board Meeting
August 23, 2011, 6:30p.m.
Clubhouse

Minutes

6:30p.m. Open Forum
Discussion about the get together for Mr. Mike Newton. Approx. 32 people attended this get together on Mikes behalf. The new maintenance supervisor, Mr. Bill Moore was introduced.

Discussion on the possible need for re-keying the common areas due to unwanted visitors. Rich from DPM to get a quote on re-keying five common area locks and approx.. 400 non-duplicating access keys.

Call to Order – Meeting was called to order by Mr. Frank Corcoran, Pres. at 7:03p.m. Board members present included Mr. Corcoran, Mr. Jim McKillop, Mr. Alex Grissom, and Ms. Charlotte Duplissey. Ms. Marie Miley and Ms. Sherry Palmer were absent. Quorum was established and meeting was posted properly.
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Motion by Mr. Grissom, 2nd by Ms. Duplissey to approve the June 28, 2011 minutes. Motion passed.

Officers Reports – none.

Committee Reports:
Rules – Mr. Kendall said there were no problems with the exception of a few dogs being allowed in the pool area. Notice was posted that this is not allowed.
Landscape – Mr. McKillop reports that palm tree trimming should begin within a couple of weeks by Ground-Tec. He is also researching doing additional landscape improvements on the southside fence area.

New Business

Tree removal – 1106 has one dead palm which will be removed once palm tree trimming commences.
Termite Inspection results – approx.. 31 units were inspected for termites and all were clean. This inspection is available to all owners on a once per year basis upon request and availability for access.
Maintenance Request review – Mr. Phillips of DPM reviewed the MR process. To note:
1. Residents must submit an MR form for items to be addressed by the BOD.
2. All will be tracked and reviewed by the BOD as necessary.
3. Every effort is made to complete these in a timely fashion every month
4. A report is posted weekly on the bulletin board advising of Open status of MR's.

2012 Budget Committee – a budget committee has been formed to prepare the 2012 budget. Members are Ms. Charlotte Duplissey, Chairperson, Mr. Neil Normando, Mr. Ed Farnsworth, Mr.

Patrick Ranieri, Ms. Dolores Gailey. Ms. Angela Phillips of DPM will assist and coordinate along with Mr. Frank Corcoran as BOD overseer.

Budget Surplus – a budget surplus is anticipated in the amount of approx.. 8K. Projects for use of these funds is being investigated and to be discussed at the next meeting. Landscaping is the top priority.

Sauna – the sauna has been broken for several years and Mr. Phillips from DPM is investigating a fix so it can again be utilized as a community amenity.

Emergency Road Repairs – the roads are aging and showing signs of needed repairs. This will be re-evaluated approx.. June of 2012 to establish guidelines for approving repairs. Also reserves are being evaluated to account for these anticipated repairs.

Annual Meeting date – Annual Meeting and Election is slated for November 17, 2011 at 6:30p.m.

Adjournment

Meeting adjourned at 8:10p.m.