

Parkside Place Homeowners Association, Inc.
1221 Admiralty Blvd. ~ Rockledge FL 32955
321-214-2403
bclark@lelandmanagement.com

APPROVED
BOARD OF DIRECTORS MEETING MINUTES

Meeting Date: Tuesday – January 26, 2021
Meeting Time: 6:00 PM
Location: Virtual Meeting via Zoom

Join Zoom Meeting

<https://zoom.us/j/93300328728?pwd=RGRpWDZxNmMtWSsvZ1BHZEVXejc3QT09>

Meeting ID: 933 0032 8728 Passcode: 451668

Dial by your location – 1-301-715-8592

Meeting ID: 933 0032 8728 - Passcode: 451668

AGENDA

1. Call to Order & Establish Quorum

Wil called the meeting to order at 6:03 pm

2. Roll Call (In Attendance)

Will Miller-President (2021)-Present

Donna Gensler-Vice President (2020)-Present

Randi Pollack-Treasurer (2020)-Present

Susan Noe-Secretary (2021)-Present

John Newell-Director (2021)-Present

Brenda Clark-Leland Management

Homeowners: Jim Lawson, Laurel Campbell, Sam Kozaitis, Steven Cory,

Diane Harner, Lisa Ryan, Bill Burleigh, Bob Carvin, Martha Pasek, Dennis DiSiata,

Bill Hamilton, Pam Boklan

3. Proof of Notice: Notice was confirmed as being posted 48 hours in advance per Florida Statute 720 requirements.

4. Approval of Prior Meeting Minutes: Board Meeting Minutes of 12/15/2020 and Special Board Meeting Minutes of 1/19/2021.

Approval of minutes of 12/15/2020 – *Motion by John, second by Sue, all in favor, motion carried.*

Approval of minutes of 1/19/2021 - *Motion by Donna, second by John Newell, all in favor, motion carried.*

5. Officer's Reports

President – No Report

VP – No Report

Secretary – No Report

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Treasurer – Randi sent the November and December reports to the board via email. At the end of December there was \$100K in Operating \$284K in Reserves. We are overbudget by \$25K, a large part due to the sewer line repair that occurred in the beginning of the year. There are a few large expenses that will carry over into this year such as the invoicing for Druse Landscaping removing the Australian pines.

6. Old Business: None

7. New Business:

- Approval of Reese Enterprises Proposal in the amount of \$144,177.43 to build the east bank retention wall and the north bank coquina revetment and overfall.

The board tabled this item until the next scheduled board meeting to be held in February 2021.

- Consideration of Appeal by 1709 Parkside Place requiring the board to reverse their decision requiring the removal of the paver walkway installed on common property without ARB approval.

Randi commented that this walkway was the topic of discussion at several board meetings and it was always felt that allowing this to remain on a common element is not feasible. Other unit owners submitted requests to modify a common area and the requests were denied as the association felt that allowing modification to a common element must warrant a strong purpose and no requests, thus far, have proven to be necessary.

Motion to deny this appeal was made by Randi, second by Donna, all in favor, motion carried. The existing walkway must be removed as previously requested by the association.

- ARB Application Review:
 - 212 PSP – Aluminum Railing on Knee Wall with Matching Gate
Motion to approve by John, second by Donna, all in favor, motion carried.
 - 410 PSP – Replacement of sliding doors with high-impact sliding doors
Motion to approve by Sue, second by Donna, all in favor, motion carried.
 - 410 PSP – Installation of Paver Patio and Walkway
Motion to approve by Donna, second by Randi, all in favor, motion carried.

8. Adjournment: Motion to adjourn by Randi, second by Sue, all in favor, motion carried. Meeting adjourned at 6:15 pm.

9. Open Forum: None

Meeting minutes respectfully submitted by:
Brenda Clark, LCAM

APPROVED: February 24, 2021