

Unapproved until the Next Board Meeting

THE GOLF VILAS LANDSCAPE ASSOCIATION, INC. BOARD OF DIRECTORS MEETING MINUTES THE PRESERVE COMMUNITY CENTER THURSDAY, MAY 25, 2017 - 10:00 AM

CALL MEETING TO ORDER / ESTABLISH QUORUM

President Andy Russell called the meeting to order at 10:00 AM. A quorum was established with all Board members present with the exception of Treasurer, John Grabowski, who was absent with notice.

Judie Littell, LCAM, representing PCM was present, along with GVLA members Karen Rettler, Dorothy Bryson, Judy Murphy, and Paul McGregor.

PROOF OF NOTICE

The Agenda with meeting date was posted on the Preserve Community Center bulletin board in accordance with the Bylaws of the Association and requirements of the Florida Statutes.

DISPOSITION OF PRIOR BOARD OF DIRECTORS MEETING MINUTES

Andy Russell motioned, seconded by Donna McGregor, to approve the minutes of the April 27, 2017 Board meeting as written. The motion passed unanimously.

TREASURER'S REPORT

John Grabowski sent a treasurer's report letter. The bank balance remains steady at the end of March, 2017 - \$113,763 versus \$109,158 at the end of December, 2016. This increase has been 'inflated' by Member prepayments of \$17,224. Unpaid assessments, ending March 31, 2017, shows \$10,016. We are still working on getting our accounts from Rizzetta corrected, therefore, no 'late assessments' will be levied until all accounts with Rizzetta have been resolved. Equity on the previous GVLA Balance Sheet under Rizzetta is now labeled as "Subtotal Fund Balance". This fund has declined from \$112,018 to \$108,912 at the end of 2016. The budget will be further reviewed later this year.

PRESIDENT'S REPORT

Andy is visiting newly added properties to the "Exceptions" list in an attempt to encourage proper watering procedures. As reinforcement, Andy will be contacting university turf schools in an attempt to obtain a letter advising the need for one inch of

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water on St Augustine grass weekly. The 4 inches of rain received in the last couple of weeks is only a temporary relief.

UNFINISHED BUSINESS

a) **Status of Landscape (Grass, Watering, Washingtonian Palms)** - All sod replacement has been completed. Two properties had to be re-done and FLP is absorbing that expense. GVLA continues to work on getting all Members to water according to their schedule.

Washingtonian Palms - John Grabowski has submitted a first draught letter to Members of concern. In John's absence, we deferred further action on the letter until the June meeting. Letters will be sent at that time.

b) **Assessments - Status of Delinquent Pays and Penalties** - no penalties will be assessed until Rizzetta records have been corrected. Until that is accomplished, no delinquent status will be issued.

c) **Status of Obtaining PCM Financial Data for GVLA** - PCM has an extreme amount of paperwork to get through from Rizzetta. PCM is also deterred by their bank, Sabal Palm, who has been impacted by Rizzetta.

d) **Work Order Log** -

1. Routine Maintenance, Owner Requests, Owners in Non-Compliance with Irrigation - the 'Exceptions Log' is always available for all to view.

The county will notify all homeowners in June of a change to **irrigation** watering. It is anticipated to be 1 day/week. Additional hose watering will continue to be allowed.

Irrigation donuts will be installed starting mid June through July. Any damage to heads or other parts will be made at the time.

NEW BUSINESS

No discussion.

OPEN FORUM

Pros and cons of reclaimed water, as an alternative to City water, was discussed. Because reclaimed water does not include sewer costs, it seems the better plan at 86 cents per 1000 gallons vs approximately \$2.50 for City water. However, reclaimed involves a large investment by home owners. The City adds a delivery fee for every 1/4 mile from the pumping station (Evers).

We have existing back flow meters but irrigation pipes would require rerouting and new water usage meters installed - both costly to home owners.

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The city can shut off the water supply when reserves are low. Hand watering only would be available to residents.

Ken Filow and Andy Russell have agreed to research the issue further with a cost analysis.

ANNOUNCEMENTS

Andy called on three GVLA new owners and found none had been advised of Association rules, regulations, or contacts. She asked everyone to watch for newly listed, or sold properties and report to her or Judie Littell at PCM. This will allow PCM to contact the realtors involved and provide them with our Association information. Very soon, the website will be available for reference.

Andy advised that TMA/ARC is now following through on action involving Member 'offenders'. After the fourth letter to owners (which occurs over a few months), ARC is levying a fine of \$100/day. If TMA/ARC is involved with an action of a property, the GVLA Board is not to get involved and refer any queries from Members back to ARC.

GVLA WEBSITE LIVE PRESENTATION

Paul McGregor showed the Board and Members the new proposed Website for GVLA including a new logo and letterhead.

The website is set up with a log in 'access code' that will be provided in a letter to be sent to all Members. The website is well-planned with easy-to-use links that allow Members to maneuver through all sections available to them. The website includes information needed for Members to find rules, regulations, FLP maintenance programs, volunteer options, other member groups under TMA, and how to contact Judie Littell, at PCM, with all GVLA concerns.

The presentation was very well received and the Board made suggestions for possible improvements. The website includes a 'Board Members' only link that requires a separate access code. The code will be changed yearly as new Members join the Board.

Paul has asked the Board to review the entire website and send him any changes or additions by Tuesday, May 30, 2017. Paul will work with PCM to have the website ready to launch on June 5, 2017.

Fantastic job, Paul !! GVLA is excited to finally have this new communications tool.

SCHEDULE NEXT MEETING / ADJOURNMENT

The next Board meeting will be on June 29, 2017 at 10:00 AM.

Donna McGregor **motioned**, seconded by Andy Russell, and passed unanimously. to adjourn the meeting at 12:20 PM

Respectfully submitted,
Donna McGregor, Secretary, Golf Villas Landscape Association, Inc.

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