

A Florida Not-For-Profit Corporation & 55-years and Older Community

VILLAGE ON THE GREEN

CONDOMINIUM II ASSOCIATION, INC.

Unapproved

The January 18, 2016 Board of Directors meeting was called to order at 10:15 AM. Proof of notice was given, roll call was taken. All were present along with LCAM Tiffany Jackson and Board assistants Lynn Cook and Murle Whitten. The minutes of the November 16th, 2015 meeting were read by Susan Tyburski. A motion to approve the minutes as read was made by Joni, 2nd by Susan. The minutes were approved.

PRESIDENTS REPORT: a) Colleen brought us up to date on the ongoing golf course project. Termination of the existing agreement/deed restriction for townhomes had to be approved before the project could move forward. This was approved by the Clearwater Community Development Board in November and by the City Council of Clearwater in December. The site plan, including the entrance/exit on Enterprise Road was also approved by the City Council in December. Construction may begin in March. b) All were reminded that, by law, attendees may comment on agenda items for up to three minutes. c) There were hand-outs to update the “caring neighbors” information.

VICE-PRESIDENTS REPORT: Joni informed us that there are no units currently for sale in VOG II. Also, we have become aware that there is an increase in residents needing assistance. This is one of the purposes of the “caring neighbors” list that is posted on our bulletin boards. These people are available to assist with shopping, rides to the doctor, running errands or minor assistance at home. We ask that you be aware of your neighbors and attentive to their well-being. Many people here live alone, and checking on them occasionally would be a nice neighborly gesture. Many thanks to Nancy Marshall for organizing the “caring neighbors” and please give her a call if you would like to be added to the volunteer list.

TREASURERS REPORT: Pierre submitted a report for December, even though the Board didn’t meet that month. Effective October 1st, 2015, the city increased all the prices of all their services by 1 ¼% to 4 ½%, causing an increase in our water bills. The treasurer’s year-end report shows that our total assets are at \$372,433.37, up \$10,843.86 from the end of

November. We found that the Everbank CD for \$107,088.79 will be earning a rate of 1.09%. We have two CD's at Cadence for \$100,405.57 and \$80,092.08. Our money market account at BB&T is at \$57,850.60. Pierre thanked all residents who help us keep our expenses low and our reserves high. Susan made a motion to accept the Treasurers report, it was 2nd by Colleen. Motion passed.

MANAGEMENT REPORT: Our new LCAM, Tiffany Jackson, introduced herself. She informed us that she has 10 years' experience in residential property management, and 2 years in mortgage servicing. She graduated from USF with degrees in management and finance. She is dedicated to working with the Board to help keep our property values up and her goal is to follow up with things that need to be done as requested by the Board and to help facilitate vendor and Board relationships to expedite that happening.

GROUNDS AND BUILDINGS: Mark thanked the Board members who filled in for him while he was still up north. He said he is very pleased with our new maintenance man, Mike. There is some power washing still to be at 2497, 2498, 2505, 2506, 2514 and 2537 plus a carport at 2543. The plan is to do one a week. Garbage pick-up has been changed to once a week, so it is imperative that we recycle as much as we can. You don't need to sort anymore. Cardboard boxes should be flattened before going into the blue recycle bins. Do not leave anything outside the bins, it will not be picked up. For oversized cardboard, there are large bins/dumpsters at the church parking lot entrance right off of Belcher. There is also a bin for scrap metal that benefits the Boy Scouts. Gemstone did repairs at 2529 A & D where water was pooling at the doorways. Units will be assessed to see where the entryways will be re-coated next. We are waiting for a reply from engineer, Richard Claybrooke, to inspect the street paving done by PLS (Parking Lot Services) for flaws before the warranty runs out on April 12th.

OLD BUSINESS: a) Colleen asked for everyone to fill out or update an emergency contact form. It is very important that we have that on file so we know who to contact if the resident is not able to provide that due to injury or other medical reasons at the time of the emergency. The information is kept at Ameri-Tech and also in a locked filing cabinet at the clubhouse, with only two Board members having access. b) Mark already addressed road paving inspection in his report. c) Colleen reported that PLS and their sub-contractor have agreed to pay for the repairs to the sealcoat that Patio Homes say was damaged by PLS equipment when paving our roads. PLS was to have addressed this the first of the

year, but so far we have heard nothing additional from them. Tiffany will follow up on this.

NEW BUSINESS: a) Tiffany will look into getting signs to post that say dog walking in VOG II is prohibited (does not apply to service dogs). LAURELWOOD is the only public street in our community, all else are private. We can enforce this IF we have signs posted. b) The Board has been doing a lot of research to make our community more handicap accessible. Guidelines will be emailed to residents who need aides such as ramps for walkers, etc. as specified by their doctor. These will need to be non-permanent, paid for by the resident and removed with any repairs made when no longer needed. A request form will need to be submitted to the Board with your plan and specifications for approval. Please watch your emails for complete information coming soon. Marilyn Majer said she had asked for a connecting sidewalk by the guest parking spot closest to her unit. Mark said that they have been discussing the best plan for that and intend to consult the engineer, Richard Claybrooke, for suggestions. c) One of our residents contacted a Board member to request that we be allowed to back into our parking spaces under the carport because people are speeding and it's dangerous to pull out with poor visibility. Under the "Summary of Rules, Regulations, and Restrictions" that is in a separate packet included with your condo documents, on Page 2, the last line under Article XIX, Section 13 reads "Also it is against the rules and regulations to back-up in your parking space, unless it is for loading or unloading your vehicle". The current list is dated at the bottom of that page 02/17/2009. This is a perfectly legal way to add certain points that the Board has agreed on without the additional cost of changing the documents [Article XIX, Restrictions, Section X1V, Page 18]. The provision of no backing up and parking unless loading or unloading your vehicle was added because of residents with breathing problems complaining of exhaust fumes when the cars are backed in, particularly affecting the middle units. The Board does, however, recognize the problem of speeding thru our parking area. We are proposing to put up additional speed limit signs, and also purchasing temporary speed bumps. The speed bumps are not permanent, they can be moved from place to place as needed. The police department can be called in to enforce the speed limit IF there are signs. Our Grounds and Buildings Director will gather more information on this, and Tiffany is going to research to see if this is a change to common areas that needs to be voted on by membership. d) Chuck Mirabella asked if there could be an electrical outlet installed on each carport. Mark and Charlie Cruse explained that the electricity is on a timer to regulate the carport lights. It was suggested that he fill out a work order to request

installing an outlet in the front of his building. Carmen Murray commented on how good the sidewalks looked after power washing, and Richard Duffy and Marilyn Majer complimented the gemstone work on the entryways. Marilyn also gave Colleen a special thanks for staying on top of all situations, especially the drainage, when we had so much rain this past summer and fall.

The next Board meeting will be held on February 15th, 2016. Susan made a motion to adjourn the meeting at 11:20, and it was 2nd by Mark.

Respectfully submitted,

Susan Tyburski, Secretary, VOG II