

1 **GLEN ABBEY WEST HOMEOWNER ASSOCIATION, INC.**
2 **BOARD OF DIRECTORS MEETING MINUTES**

3
4 **January 27, 2009**

5
6 **CALL TO ORDER**

7 The meeting was called to order by the President at 7:02 PM.
8

9 **VERIFICATION OF QUORUM & PROOF OF NOTICE**

10 Board members present were President Bob Fleischner, Vice President/Treasurer Bill
11 Lynch, Directors John Tillia, Lynda Kane and Myra Suggs. A quorum was established.

- 12 • Also in attendance were the Enterprise Entrance committee member's from the
13 Glen Abbey Community HOA, Joseph Piparo, Nick Koval, and Debbie
14 Cerankowski.
15 • Notice was posted at the community bulletin board at the Glen Abbey Country
16 Club in accordance to Florida Statutes.
17

18 **APPROVAL OF MINUTES**

19 MOTION: Approve minutes from November Meeting (Fleischner/Lynch) APPROVED,
20 unanimous.
21

22 **TREASURER'S REPORT**

23 The treasurer presented his report with no notable exceptions or remarks.
24

25 **MANAGER'S REPORT**

26 During the Manager's report the board asked the manager to send a letter to the
27 members reminding them of the association's rules regarding dogs, and the
28 responsibility of the homeowners to clean up after their pets.

- 29 • The board members were asked to send a list of violators to the President by
30 February 13th, which would then be forwarded to the property manager by
31 February 20th. HMI will send violation letters to those particular homeowners.
32

33 The manager's report will be attached to the meeting records, and filed in accordance
34 to Florida Statutes
35

36 **UNFINISHED BUSINESS**

37 **Enterprise Entrance Landscape Project:** The Committee chair (Piparo) presented
38 information from the vendor quotes to the GAW board.

- 39 • The board presented many questions to the committee regarding the proposals
40 and their interpretation of xeroscape landscaping.
41 • The president recommended the committee hire a landscape engineer to have
42 an accurate idea of what should be involved for the landscaping project.
43 • Lynda Kane appointed to contact landscape engineers, and present their
44 information to the committee, and GAW board at February meeting.
45 • The president suggested a target budget of \$12-\$15K for the Enterprise
46 Entrance landscaping project.
47

48 **Hara Management Contract:** The president presented to the board the proposed
49 changes to the management contract for discussion.

50 MOTION: board president present proposed contract changes to management
51 company director. (Fleischner/Tillia); Approved, unanimous.

1 **Retention Pond Fountain Quotes:** The property manager presented the quotes he
2 had obtained under the board's direction.

- 3 • The board's instructions were to obtain quotes for a Fountain Pump that sprays
4 10-15 feet high, and surround fountain with colored spot lights.
- 5 • Two vendors supplied quotes.
- 6 • The board did not understand the quotes.
- 7 • The president informed the manager he would supply him with a RFP (Request
8 for Bid) form, and the fountain issue should be resubmitted to vendors with the
9 association's desired specifications.

10 TABLED: Pond Fountain issue tabled until president sends RFP to property manager;
11 (Fleischner/Kane) unanimous.

12
13 **Paint Pallets/Schemes:** The board rescheduled the community paint pallet/scheme
14 meeting until February 10, 2009. The meeting will be held at the home of the
15 association president.

16
17 **NEW BUSINESS**

18 TNOGA: TABLED: Issue tabled to a future date. (Fleischner/Suggs) unanimous.

19
20 **OPEN FORUM**

21 No homeowners in attendance.

22
23 **NEXT MEETING DATE**

24 February 24, 2009, 7:00 PM.

25
26 **ADJOURNMENT**

27 MOTION: Adjourn meeting at 9:25 PM (Fleischner/Lynch) Unanimous.

28
29 Respectfully submitted for the Secretary of the Board of Directors
30 PAUL CORVI, LCAM- Hara Management, Inc.

31
32
33
34 _____
35 Secretary

_____ Date