

EGRET LANDING PROPERTY OWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
Wednesday, April 21, 2010 7:00pm

Call to Order:

President Michael Harris called the meeting to order @ 7:00 pm. In attendance were the following directors, Dick Bowlby, Lisa Dellapina, Kim Rivera and Mark Sasser. Those present determined a quorum. Also in attendance was Lisa M. Alexander, from Bristol Management and Bruce Barkdoll with the PBSO.

Approval of March's Board of Director's Meeting Minutes

Rivera moved and Dellapina seconded to approve the March 24th Meeting Minutes. This was approved unanimously.

Financial/Delinquency Update:

The Board reviewed the 1st quarter Financials, which are trending to budget. As of 3/31/10, the receivables totals are \$57,571, current delinquencies are \$745, over 60 days past due is \$8,926 and over 90 days is \$46,042. The current Reserve Fund Balance is \$417,247.

OLD Business:

Upgrade Security Cameras

Rivera moved and Bowlby seconded accepting the proposal from PriVid Eye to upgrade (4) four existing cameras to Arecont 3.0 megapixel vandal resist dome cameras, the system includes a recording license. These will be in the clubhouse, gym and at the pool gate. We are keeping the existing camera that faces the kitchen. Total project cost is \$7,105 (GL Reserve Account #6450.) This was approved unanimously.

New Business:

ARB Committee:

Sasser moved and Rivera seconded to appoint Stephen Ryan, who has over 40 years of experience in the profession of architecture, to the Architectural Review Board. This nomination was approved unanimously.

Landscape Design in front of the monument sign:

Rivera moved Harris seconded to accept the proposal from Cotleur & Hearing, excluding the Areca Palms along the canal, in the amount of \$2,160 (GL Reserve Account #6456.) The Board will review at another time and recommend a different plant material for the area along the canal.

Landscape Lighting:

Rivera moved and Dellapina seconded accepting the proposal from South Florida Landscape Lighting to add (6) six LED fixtures in front of the front entrance signs and (6) LED fixtures for the three Ligustrums in the amount of \$3,454 (GL Reserve Account #6410.) This was approved unanimously.

Painting:

Sasser moved and Rivera seconded accepting the proposal from Advanced Painting Contractors to re-paint both sides of the entry sign walls, columns, fence and letters, pressure clean, patch any minor cracks, and paint with Benjamin Moore products. This will cost \$1,875.00 (GL Reserve Account #6410) and it was approved unanimously.

Sheriff Camp Agreement:

Dellapina moved and Rivera seconded approving Sheriff Camp Protocol and Use of the Clubhouse. This was approved unanimously.

Several discussions on the following:

Disease Diagnosis Report:

The property manager submitted soil samples from behind the south and north wall and across from the guardhouse to A & L Southern Agricultural Labor Laboratories., LLC. The diagnosis came back with low Fusarium was isolated from the soil and the samples tested negative for Pythium and Phytophthora. The guardhouse has high Fusarium but the samples tested negative for Pythium and Phytophthora. Control to consider drenching with Medallion, Heritage or Cleary's 3336. Chipco 26019 would be another option if it is registered for our situation.

Guard House:

Tabled until next meeting do not have all the proposals.

Traffic Light Update:

The signal is scheduled to be activated on Thursday 4/22/10. It was turned on to flash on 4/12/10. There will be signs notifying the local residents of the activation date.

Street Lighting Update:

FPL has received all the paper work and in the process on the request to transfer the street lights.

2009 Extension Grant:

An extension was granted until August 13, 2010, to send in final papers and invoice.

2010 Neighborhood Grant

2010 Grant Denied, however the Property Manager did send an e-mail on 4/13/10 requesting the following:

Tracey Lamport mentioned that we could possibly submit for the one time \$5,000 HOA Distress, instead of the improvements since we did receive grant money for the front entrance last year. The property manager will pursue and update the Board.

Homeowner request:

The Board unanimously approved yoga classes at the open field by Ann-Marie Reiman for the month of May starting Monday's morning at 7:30am. This class is donation only, and it was approved unanimously.

Adjournment:

With no other business to come before the Board of Directors, the meeting was duly adjourned @ 7:58pm.

Respectfully submitted

Lisa M. Alexander, LCAM
For and on behalf of the Board of Directors

President

Secretary