

March 3, 2013 Grove Board Meeting Minutes

1. CALL TO ORDER/QUORUM

The March 13, 2013 meeting of the Grove Board of Directors was called to order at 7:00 PM by President John Frame at Dennis Holden's home.

Members present were John Frame, Charlene Walker, Arlene Strack, Margra Grillo, Allan Anglis, Dennis Holden, Marjie Tousignant.

No Sentry Management representative was present.

2. REVIEW AND APPROVAL OF THE FEBRUARY 6, 2013 MEETING MINUTES

The minutes were corrected to add, in paragraph 5 a, line two that the paper copies of the financial reports are for the treasurer's permanent file. Mr. Frame moved, Mr. Holden seconded, the minutes be approved as corrected. The motion passed unanimously. **MOTION # 1**

3. REVIEW FINANCIAL REPORTS

Mr. Frame noted we are in good financial condition. Cash flow is ahead of 2012, after allowing for the money that was used for paying toward the total amount of the bond that was set by Judge Semento. Discussion followed.

4. LEGAL UPDATE

a- GROVE ENTRANCE POLICY

Mr. Frame noted we had asked our attorney to contact HH's attorney to request having the guards use The Grove's entry policy at the West Gate. They replied that only HH's entry policy can be used. Discussion followed.

b- GATE REMOTE TRANSMITTER & TOUCH KEY ACQUISITION

Mr. Frame reviewed the problems residents have been having with entry through the West Gate since HH took over. Communication from HH to residents has been lacking and people are uncertain who to contact. Mr. Frame has been precluded from assisting them. Discussion followed.

c- Correspondence from Attorney Rania Soliman stated the approximate timelines for the appeal are being followed.

5. REVIEW AND APPROVE PET RULES & REGULATION NEWS LETTER

Discussion was held about the failure of some pet owners neglecting to pick up their dog's feces. It was noted that a child, whose family has no dogs, fell in her own yard and when her mother picked her up, she was covered in dog feces. Review of a draft letter to be given to residents was done. Ms. Walker moved, Ms. Grillo seconded, that Board members deliver a letter to every home in The Grove regarding the problem. The motion passed unanimously. **MOTION # 2** Ms. Grillo will revise the draft letter and send it to all board members for approval. Mr. Frame will assign each board member the addresses of the homes they will deliver the letters to. The deliveries should be done by March 18, if possible.

6. REVIEW AND APPROVE COMMITTEE RESPONSIBILITIES/APPOINT COMMITTEE CHAIRPERSONS

Ms. Grillo had previously distributed information regarding committees requirements listed in the Grove's documents. Discussion was held regarding these requirements and the committees' duties etc. The revision summary drafted by Mr. Frame was discussed. Ms. Strack moved, Ms Walker seconded, the recommendations list of committee responsibilities be approved as presented. The motion passed unanimously. MOTION # 3 The list is attached.

Mr. Frame appointed the following:

ARC- Chair Bill Bowers, Allan Anglis, Larry Westbrook, Ernie Pelikan

Common Areas-Chair John Frame, Dennis Holden

Finance-Chair Arlene Strack, Margie Tousignant, John Frame

Fining –tabled to a later meeting

Nominating Committee-Chair Charlene Walker, others to be determined later

Social Committee-Chair Ruth Wendelken, Edie Olin, Barb Pelikan, Denni Robinson, Margra Grillo

7. OTHER

a- ARC ACTIVITIES

Mr. Anglis stated no new requests have been reported.

b- GATE GROUNDS UPKEEP

1- Mr. Frame noted he replaced the light bulbs that illuminate the landscaping.

2- Discussion was held regarding planting flowers at the Gatehouse area as has been done in the past. By consensus, we will plant flowers when the weather permits.

c- Discussion was held regarding the timing of having mulch put down on our berm areas near the West Gate. The 2013 budget that was approved in 2012 included money for the project. Discussion included postponing the job to a later date. Mr. Frame moved, Ms. Grillo seconded, the bid of \$4,160 from C & S for the mulch and its installation as soon as possible be accepted. Yes- Mr. Frame, Mr. Holden, Ms. Walker, Ms. Tousignant and Ms. Grillo. No-Mr. Anglis Abstaining Ms. Strack. The motion passed. **MOTION # 4**

d- Ms. Strack noted we now have security patrols within the Grove from Citizens on Patrol. There is no charge for this service. They check on homes and the general area. Individuals may request the patrol's service to check on their own home or to check on an individual that may need some assistance. Pete Strack, as a member of the Citizens on Patrol, has received the lengthy training and will be patrolling our area. Discussion followed.

e- Mr. Holden noted most cars exiting through Bella Vista's gate are speeding on Grove Heights. Discussion followed. Possible installation of a speed table or of a stop sign were discussed. Further information will be forthcoming.

f- Ms. Grillo reviewed the seminar for Homeowner Association Board Members held in Orlando that she and Ms. Walker attended. An overview of various issues covered at the lectures was presented. Discussion followed. All board members were encouraged to attend next year, if possible.

The meeting was adjourned at 10:05 PM