**Pastelle POA, Inc. / The Oaks**

**Board of Directors Meeting Minutes**

**February 24, 2014 7:15 PM**

**Bethel Lutheran Church, 7905 SE Federal Hwy**

**Hobe Sound, FL 33455**

1. **Determination of Quorum:**

Brandon Woodward, President present Steve Marcketta, Treasurer present

Jason Metzger, Vice President present JP Fougeron, Director present

JoAnn Snyder, Secretary present John Kantor, Director present

Also present Leanne Borner, LCAM from Coastal Community Association Management.

The meeting was called to order by Brandon Woodward at 6:32 PM

1. **Approval of Minutes:**

**A motion was made by Steve Marcketta to approve the minutes from the January 23, 2014 meeting as presented. The motion was seconded by John Kantor. The motion was approved unanimously.**

1. **Financials**

Steve Marcketta reported that the association ended up the year with $166,000 in the bank. We had a good January and collected some of our past due accounts. We had $221,000 in cash at the end of January and Steve would like the Board to consider for the next meeting to move some of the cash to the reserve accounts. Steve suggested moving about $50,000.

1. **Open Members Comments:**
2. 6080 SE Crooked Oak reported a homeless man living in the woods along US 1. Board suggested calling the Sheriff.
3. 6051 SE Turn Leaf said that everything looks good but they do have dollar weed in their lawn. This is due to all the rain we have had.
4. 6212 Turn Leaf reported that there are people from Poinciana using the park, again you can call the Sheriff. They would also like to see benches at the park and treating for fire ants.

1. **Committee Reports:**

1. **Financial committee**: No report
2. **Landscape committee:** JP Fougeron reported the finance committee meet on February 20, 2014 and the following is a list of some of the items discussed:
3. The addition of pedestrian gates and fencing at the entrances to all phases.
4. Preserve maintenance needs to be continued and we are looking into other companies to provide this service.
5. The US 1 buffer needs to be cleaned out of the non- native plants with a onetime big clean up and then maintenance. Valley Crest has given them some numbers.
6. Pressure washing of the pool deck, building and building roof. A proposal was received from M&H Pressure cleaning for $375. They would also like to have the Oaks entry walls done. We need to look into and maybe put into the budget for 2015 the cleaning of the walks, curbs and gutters. We will get a quote from M&H Pressure Cleaning to get an idea of what it would cost.
7. Repair and or replace some of the furniture at the pool. New fans and lights are also needed at the pool building.
8. Wells or grey water for common area irrigation. Looking into some viable options.
9. There have been a number of bobcat siting’s. They are not bothering anyone or harming any pets. Need to know if we would be liable for not removing them.
10. Residents have requested additional lighting at the roundabouts and entry key pads.
11. Residents have requested benches at the playground.
12. JP Fougeron will be stepping down as the chairman for the grounds committee and Joe Sadano agreed to take the position. JP will remain on the committee.
13. **Social committee:**

Jo Ann Snyder did not have a report at this time but she is looking for volunteers for the garage sale and would like to hold it the end of March.

1. **Unfinished Business:**
2. There was a discussion regarding the lake and preserve management. There were several proposals received but the Board would like to get one more and have them for the next meeting.
3. There was a discussion regarding the Broadband specialists and Brandon Woodward reported he has asked Samara Wilson from Comcast to attend our next meeting. The contract is not up until 2016 and the lowest term is for 4 years.
4. **New Business:**
5. It was reported that the addition of boulders near Hunters Grill would cost about $150 per boulder from Valley Crest. Another choice would be to add bollards on either side of the gate at a cost of about $250 and that Scott Ross said he could do them.
6. There was a discussion about adding pedestrian gates and getting several proposals for them.
7. Brandon included in the meeting package several proposals for security systems at the pool area. Steve Marcketta thought if we add gates and fencing this might not be needed.
8. Avalon Ventures, the development that is supposed to go in across from The Oaks on US1 was discussed and Brandon Woodward reported that The Oaks are opposed to the development and they have a problem with the zoning at this time which should put this off again. He will continue to update the Board as necessary.
9. Brandon Woodward reported that he had contacted the association’s attorney and found out they also represent Evergreen, the engineering company. Brandon was still waiting to hear if the report done by Evergreen was good to use.
10. **Adjournment:**

**A motion was made by Brandon Woodward to adjourn the meeting. The motion was seconded by Steve Marcketta. The motion was approved unanimously. Meeting adjourned at 7:55 pm.**