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

**Board of Directors Meeting Minutes**

**July 22, 2014 6:30 PM**

**Community Pool**

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 absent

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

The meeting was called to order by Brandon Woodward at 6:30 PM

1. **Approval of Minutes:**

**A motion was made by Brandon Woodward to approve the minutes from June 23, 2014 meeting as presented. The motion was seconded by Jason Metzger. The motion was approved unanimously.**

1. **Financials**
2. Steve Marcketta presented the Board with his cash flow sheet and reported that the association was in good financial standing. Cash position is good
3. Brandon reported that Fred Dulas needs to call PCCF, Suzie Butler will contact Fred.
4. **Open Members Comments:**
5. 6063 Crooked Oak wants to remove tree in front and understands he will need to plant a new one by the street. Jason Metzger reported that they are compiling a list of all the owners that want to do this to get a better price. They will get a message out on Facebook.
6. Mr. Hess, wants clarification on the pool rules and maybe some new ones. Steve Marcketta said he would look into this and have for the next meeting.
7. Mr. Venuti reported some suspicious activity on Crooked Oak
8. 6032 Crooked Oak reported kids after hours at pool. We will be installing a camera.
9. **Managers’ Report:**
10. Action Item Matrix Included in Board packet, there were no questions from the Board on any items.
11. Leanne Borner reported that violations have come way down and that she has been driving through once a week and doing violations on another day. Copies of violation letters and any responses were included in the packet.
12. Sales and lease reports were included as was the ACC spreadsheet.
13. **Landscape committee:**
14. JP reported that Valley Crest had begun to clean out the berm area and they started by the pool and were doing a good job. The cost of the rest of the berm not including Phase III is $8,500. It was reported we have the money to complete this project. **A motion was made by Brandon Woodward to approve to do the rest of the work at a cost of $8,500. The motion was seconded by Steve Marcketta. The motion was approved unanimously.** The Board would like to get a proposal for Phase III.
15. Joe Sadano reported he had received the three lake maintenance proposals from Leanne and is working on them. Should have something for next meeting.
16. **Social committee:**

There was no report from the committee,

1. **Unfinished Business:**
2. Paul from Garing Parking Enforcement was present for the meeting and presented to the Board a rundown of how everything would work. To start 3 times a week, they would get a warning, then a sticker and third time tow. He shared his reports that the Board would receive. Paul will submit a proposal for the August meeting.
3. Brandon reported the proposal for the camera was signed. There will be no voice, but a siren and strobes will go off and it will be monitored by a person. If they do not leave then the sheriff will be called. Brandon asked Leanne to contact Ault Electric and he did not need another proposal to install the pole for the camera.
4. Brandon and JP met with 6039 Crooked Oak or project chain saw. The Board agreed that 20 cocoplum, 5 saw palmettos and a sable palm would be enough to fill in the area they removed. The sable palm will be at the association expense as they had one that was an original planting die**.** Brandon will put the offer together and send to 6039 Crooked Oak. **A motion was made by Brandon Woodward to extend this offer to 6039 Crooked Oak. The motion was seconded by Jason Metzger**
5. A survey was presented to the Board in the packet that had actually been presented prior to this meeting. Brandon Woodward said let’s get it out as it has been too long. Mail it with the gate code change letter, which they would like to go out as soon as possible.
6. **New Business:**
7. Gate code change was discussed and the Board would like to do it more often.
8. Parking enforcement discussed earlier.
9. There is an issue with Mr. Skoch and a fence that was installed in 2010 by his neighbor on his property. Brandon asked Leanne to check with code enforcement on this issue
10. **Adjournment:**

**A motion was made by Brandon Woodward to adjourn the meeting. The motion was seconded by JP Fougeron. The motion was approved unanimously. Meeting adjourned at 8:00 pm.**