

PALMER GLEN ASSOCIATION
8-12-14
BOARD MEETING
MINUTES
Fruitville Public Library

The meeting was called to order at 6:15 PM by President Joe Branconi.

Proper meeting notice was provided.

In attendance: Joe Branconi, Josephine Picone, Stacey Johanning, Stuart Edelman, , CAM's Jim Unger, and Clive Burnett, the President of the Barlow Group.. A quorum was present. Ken Smith arrived at 6:22 PM.

Stacey Johanning made a motion that the reading of the minutes of the Board Meeting of 6-10-14 be waived and they be accepted as written, Seconded by Josephine Picone. Approved unanimously.

Old Business

- Grading and Repair behind 7509-7537 – based on new information supplied by KLM Construction Company (a contractor who does this type of work all the time) it was determined that the grade across the four lots is such that any new work will not provide sufficient slope to move the water from behind these lots any more efficiently than currently exists. Accordingly, it was decided to table this matter until such time as it can be determined that remedial work is both necessary and can be accomplished.
- Gate Repair – based on discussions with our gate contractor the transformer problem has been resolved. Basically there was a miscommunication concerning the problem.
- Letters regarding roof cleaning and lawn renovation have been sent out and will be followed up.

New Business

- Clive Burnett provided documentation that a previous board adopted a policy with regard to rentals. After review of the policy the board determined that no further action regarding this topic is necessary.

Review of Financials

- Renters – 7493 - a written summary by Joseph Summonte (our litigation attorney) was provided to the board. Palmer Glen Association is scheduled for trial with the Bilichuk on October 3, 2014. By voice action all members of the board affirmed that the Association should continue action on this matter until brought to a resolution.
- Budget vs. Actual – Ken Smith reviewed the bank balances and the budget to date and both indicated we are in good financial condition.

The meeting was adjourned at 7:20 PM.

Next Board meeting is scheduled for Tuesday, December 3, 2014 at 6:15 PM at the Fruitville Public Library. This board meeting will be in conjunction with the Annual Meeting.