

PALM VILLAGE RANCH
Board of Directors meeting
February 23, 2017

Fred Sterling called the meeting to order at 6:31 p.m. Those present were Bobbi Wilkins, Joe Cirillo, Fred Sterling, Rosalie Stinson and Diane Timmons. Ford Cook and Martha Bucholtz were absent.

Bobbi Wilkins moved to accept the minutes from the Jan. 26, 2017 Board of Directors meeting. Rosalie Stinson seconded. Motion passed.

Treasurer's report: Bobbi Wilkins reported for Martha Bucholtz. As of Feb. 20, 2017, the Emergency fund is \$10,000, the Reserve is \$214,169.56, Operating Checking is \$93,138.66, Petty Cash is \$100, and Social Checking is \$6,136.02, for a total of \$323,544.24. Accounts Receivable is \$36,044.05, for a total of \$359,588.29. Our Reserve Asset is \$28,500 for a grand total of \$388,088.29.

President's Comments: We are having a little problem with the pool. The deck out there needs to be re-coolsealed. We are looking for someone to do this. We don't think Gator Pools is doing a good job. They seem to be in and out of here in 5-10 minutes. I gave Abner Stoltzfus a couple names of people who do pool work. Hopefully, by the next meeting, we will have the propane, deck, and heater problems solved.

Old business: We had to have the main air conditioning unit replaced. We had several bids. We went with someone that we thought was very reliable and also very good. The total ended up at \$5,250 final cost. They are standing behind their work for 10 years. AC today is the vendor.

Committee Reports

Social Committee: B.J. Bolling

- Friday, Mar. 3: Fish Fry at 6 p.m. Bring your own plate, silverware and drink.
- Friday, Mar. 10: GEO will go to Pubelo Viejo. Be at the clubhouse at 12:30 p.m. if you want to carpool. Lunch is at 1 p.m.
- Saturday, Mar. 11: Clubhouse closed for a private party. There will be shuffleboard that day, but no lunch, no hot dogs.
- Sunday, Mar. 12: LuLa Rue (ladies clothing) from 2 to 5 p.m. hostess is Martha.
- Tuesday, Mar. 14: Ladies Tea is at 1 p.m., bring your teacup. The social committee will do the planning for the following month after the luncheon.
- Friday, Mar. 17: Craft Show from 9 to 1 p.m.
- Sunday, Mar. 19: Ice Cream Social, 2:30 p.m.
- Thursday, Mar. 30: Board of Directors meeting at 6:30 p.m. all encouraged to attend
- Cards (plus euchre and poker), Bible study, crafts, shuffleboard and sewing are scheduled for various days every week. See the March PVR calendar for times and days. The calendar is on Palmvillageranch.com on the home page.

Compliance: Rosalie Stinson and Jerry Bolling went out this month on Feb. 23 to check for issues. She cited two properties noncompliant for pressure washing. That was all except for a number of palm trees that badly need trimming. Some people have asked Fred. The problem is people will not get their trees trimmed when the whole park does it. Then they ask who they should go to and it is more expensive. After some discussion by the board, it was decided it is time to trim the trees and bill the owners via the HOA fees. We should send out a letter explaining this policy.

Rosalie Stinson moved to force certain properties to have the palm trees trimmed and bill their HOA fees. Rosalie will send letters or call the ones who have untrimmed trees. Diane Timmons seconded the motion. Motion passed

ARB: Fred Sterling reported that Ford Cook had called him with the need to schedule an ARB for Wednesday, March 1, at 4 p.m. A garage will be reviewed.

Membership: Bobbi Wilkins reported that people are looking but no concrete offer on anything.

Website: Diane Timmons reports spam was removed from the blog page.

Sunshine committee: Mary Ann Eastlack reports 2 get well and 2 sympathy cards were sent.

Clubhouse and common areas

Front entrance: Ed Cassetty reports the front needs painting again. The lettering is in three different colors. Walter painted it last time. Also, the grass in the front is getting brown. Are the sprinklers hitting the grass in all areas? Crab grass will come back. Who do we call to check the sprinkler coverage? Ed is going to make some calls.

Weed control: Joe Cirillo sprayed streets and canals on Friday, Feb. 17. He is looking for volunteers to help powerwash the front entrance and the clubhouse. It would only take a couple hours with two people working.

Pool: Abner Stoltzfus reports that repairs to the heater and deck are the most important. Fred called around. The gas company we had used has changed. Ferrol Gas is giving us the runaround. We need rates. Abner is calling around to get someone to look at the heater. None seem to have technicians except Glades Gas, now called Advanced Appliance Services. Abner has a number for and will call Doug Williams, 863-634-3283, who does burner service. Got his number from Ferrol Gas.

Fred Sterling commented about the work needed on the pool. The board discussed that our maintenance costs drop if we can get membership to help us. Otherwise the cost of getting things done goes up. We should send a letter to all those on the sign-up lists and let them know we need help.

B.J. Bolling remarked that since the new AC was installed, it seems to be really hot in the clubhouse.

The thermostat needs to be reprogrammed. Joe Cirillo asked for a time and temp suggestion. After discussion, the board suggested a 12-hour set back. At 9 a.m. the unit should call for 75 degrees, until 9 p.m. when it resets to 80 degrees for the nighttime hours.

New business: none

At 7:00 p.m. Bobbi Wilkins moved to adjourn the meeting. It was seconded by Joe Cirillo. Motion passed.

_____ Submitted by Diane Timmons, Secretary

_____ Approved: