

Lake St. George Homeowners Association

Minutes

Board of Directors Meeting

August 22, 2011

Board Members Present:

Mike Tooke, President
Pierre Thiemann, Vice President
John Putzel, Treasurer
Lillian Sawyer, Grounds
Victoria Rosenbaum, Public Relations
John Gagliano, Architectural
Tony Toscano, Property Manager

Absent:

Denise Lessard, Secretary

Meeting Called to Order at 7:00 p.m. by Mike Tooke

Open Session

A homeowner appeared and questioned when minutes get posted to the website. It was explained that once the minutes from a meeting have been approved at the following Board meeting they are then installed on the website. She also questioned the Board about a neighbor that stores lawn equipment from his business in his back yard. She will survey her neighbors to see if others are bothered by it as much as she is.

Minutes

After review, the minutes from July were approved by a motion from John Gagliano seconded by Lillian and a unanimous vote.

Treasurer's Report

Tony went over the cash-flow and budget and projects a possible shortfall by the end of the year. He explained the parameters of a special assessment and the maximum increase allowed by the CPI. There was discussion about delinquencies and attorney fees. He will get with John Putzel and Pierre to see which might be more appropriate.

Architectural Report

John Gagliano had no applications for the month.

Public Relations/Crime Watch

Vikki reported the crime information from the Sheriff's Department website for the Lake St. George area. It seems to have decreased. She also reported the new architectural review form is on the website along with the updated minutes.

Grounds

Lillian reported the kids are still throwing stuff in the pool and they took a fire extinguisher. The gates have been opening and closing properly at the pool.

Management Report

Tony reported having sent 30 non-compliance violation notices, 23 of them were for lawn mowing. He will call code enforcement when it exceeds a foot tall. The County took care of the grass along the wall on Tampa Road so John Evans did not have to do it. The retention pond needs to be mowed around the edges at the East end of Longleaf.

The water bill has not been consistent the last four bills were \$75, \$500, \$102 and \$700. Tony asked Pinellas County to check the meter and they said they did however, the grass around the meter had not been disturbed so he questions whether they did it or not.

The County checked the 2 homes on Lake Shore and said they would not site them for disturbing the conservation easement. Tony will review their report and bring the information back to the Board.

Dean Roofing will be replacing the roof on 2685 Kavalier and will be under the \$4,500 estimate. The trenches have been dug for the security system but haven't been filled in yet.

Additional estimates were received to install a regular sprinkler system on the NE corner of LSG Drive and Tampa Road. It will cost an additional \$1,400 to dig a 30' hole and go under the roadway to get to the valves. Pierre moved to rescind the motion made last month to install the sprinkler system on the NE corner due to the added costs and the financial condition of the association at this time. Vikki seconded the motion which carried with Mike Tooke voting against.

Meeting Adjourned at 8:40 p.m.