

**Phoebe Park Association  
Wednesday, April 25, 2018  
Osprey Club – 6:30pm**

**Call to order:**

- The meeting was called to order at 6:31pm. The meeting was properly noted on the bulletin board and on the community website. Quorum was confirmed and Board members, Dawn Trattner, Ellen Chambliss, Todd Ziegler, Gary Winters, and Susan Melita were introduced to the audience
- Bonita Vandall was present.
- Alan Covington, a certified arborist, representing Pete & Ron's Tree Service, was invited to share his expertise regarding some trees that are lifting sidewalks leading to the front door. Some trees are also lifting and cracking the walls and driveways. Alan had several appointments to meet with individual owners to access their tree's condition. Because of the location of the tree to the sidewalk and wall, root pruning is not an option. If this is the case, a tree could be removed at the owner's expense. An arborist would determine if a permit was required. An owner would also need approval from our ARC and Fishhawk HOA. Owners may choose to contact Alan at (813)876-4444.

**Reports:**

- The President's Report was given by Dawn Trattner. She thanked the members of Phoebe Park's committees for their tireless work to help our community. She thanked Gary Winters and Bonita Vandal for our new gate entry system. Dawn also mentioned that we would be discussing getting bids to change the landscape company.
- Secretary's report: The minutes from the January 31, 2018 meeting were posted prior to this meeting on the community website and a motion to approve was made by Gary Winters. It was seconded by Todd Ziegler and the motion was approved. The minutes of the reorganization meeting that followed the Annual Meeting held on March 7<sup>th</sup> were also passed.
- Treasurer's Report was given by Todd Ziegler. The monthly operating balance was \$ 23,255.04 and the Reserve balance was \$ 292,513.46. A motion to forgive two homeowner's balances of \$ 3.30 each was made by Susan Melita and seconded by Gary Winters. The motion was approved.
- Manager's Report: Bonita reminded homeowners that if they wish to have a copy of their wind mitigation report, to contact her. It may result in a reduction of their homeowner's insurance.
- Landscape Committee: The members are not planning any additional work pending the selection of the new landscape company.
- Fine committee: Nothing to report.
- ARC committee: Nothing to report
- Social committee: Ellen reported that 20 ladies will be attending the Tea Party on May 5<sup>th</sup>. Events are also being scheduled for Memorial Day, 4<sup>th</sup> of July, and Labor Day.

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- Parking Committee recommends the changes below to Appendix C Rules and Regulations Phoebe Park Association, Inc. Amending item 12 (m) to read:
  - Parking spaces directly in front of the pool are intended for pool users only.
  - Overnight and/or temporary parking will be allowed on a non-recurring basis for temporary guests and/or non-residents for no more than a 96-hour/4 day period and will allow off-street parking for additional non-resident vehicles for a short period of time.
  - Vehicles may be towed at the owner's expense per Phoebe Park Documents.
  - Phoebe Park residents are not allowed to use the pool parking area other than when using the pool.
  - Signs will be placed on the entrance and exit gates and on the pool fence/gate stating "Unauthorized parking is prohibited. Those vehicles may be towed at the owner's expense."

The motion was made by Gary Winters, seconded by Todd Ziegler, and approved.

**Unfinished Business:**

- Landscape and irrigation-
  - There are outstanding work orders for Duval to complete trimming the birds of paradise, and to trim the large hedge behind Phoebenest.
  - Irrigation issues need to be addressed by the new company before replacing sod.
  - Three dead palm trees will be removed for safety. They will be replaced once it is determined what is causing them to fail.

**New Business**

- Our mission and goal for this year will be to address the landscaping issues.
- It was brought up that there are drainage concerns on the south side of Phoebepark Ave behind the villas. Todd Ziegler recommended hiring an expert to evaluate the problem of the drain behind Dorman Road.
- There are 3 upcoming conferences regarding HOAs:
  - Tampa Bay HOA Expo on 4/27
  - UF/HCO Extension Office Landscaping 5/14
  - Hillsborough County Neighborhood Conference 5/12

**Adjournment:**

- Meeting was adjourned at 8:05pm.