

PEBBLE SHORES CONDOMINIUM ASSOCIATION

STRATEGIC PLANNING COMMITTEE MEETING

Monday, May 9, 2016, 6:30 p.m.

The meeting was called to order by Bobbi Jo Dunn-Mendez at 6:35 p.m. Other members present were Chris Farrugia, Doug Macbeth, Becky Easlick, Darlene Reynolds, Carole O'Connell, and Kathleen Hassan.

Notice of the meeting was posted on May 7, 2016.

1. Minutes of the March 21, 2016 meeting were approved by acclimation. Minutes of the April 11, 2016 meeting were reviewed and discussed, but not approved.
2. An update from the Buildings and Grounds committee was given by Chris Farrugia:
  - Chris reported that the clubhouse carpet was cleaned. Everyone agreed that it looks very nice.
  - The door and frame replacement on the pump room has been completed.
  - Prices are being obtained for additional pole lighting option.
  - The stair painting with white stripes has been completed.
  - The OPR and a new pool pump have been installed.
  - Stahlman will be engaged to finish cleaning the filthy condition of the pump room.
  - Regular cleaning of the pool is getting better, but still remains an area of concern.
  - Bobbi is working with FPL regarding surge protection for operating the pool equipment.
  - The globe and pole lighting near building 126 has been repaired. But, there is concern that landscape digging may damage wiring that is near the surface. Richard is aware of the issue.
  - Accumulation of leaves in the carports is a continual problem. Chris Lynn was complimented for the work he accomplished recently to remove leaves and wash the carports.
  - Bobbi is still investigating more efficient options for phone service in the clubhouse area.
  - Chris will investigate options for cleaning the triangle peaks on buildings.
  - Chris will attempt clean the entrance sign off Crown Drive.
  - The building number sign at building 192 still has not been replaced. Taylor will consider finding another sign maker.
  - Corrie Chase provided the Committee with information about rain sensors. Consideration will be given to contracting the sprinkler system work to a specialist. This would need to be coordinated with Vision Turf Care.
  - Poor drainage in certain areas of the community is a lingering problem that may require an engineering study.
3. An update from the Landscaping committee was given by Becky Easlick:
  - The Committee is dealing with a variety of matters; they are finding it difficult and time consuming to get things accomplished.
  - Issues remain with the irrigation system and the proper distribution of sprinkler water.
  - Several dead/dying plants have been identified and bids will be sought for removal.
  - Bids will be requested to plant aquatic vegetation on the lake littoral shelf to possibly reduce algae growth.
  - The poisonous frog population seems to be getting worse with no optimal solution in sight.

- Plant replacement is a major concern facing the committee. Doing this in a manner that's uniform and equitable throughout the community is an issue. Do we want individual owners to get involved with plantings around their buildings?
4. The Board of Directors will consider appointing a standing committee on Finance.
  5. A Welcoming Committee report was provided by Chris Farrugia:
    - Committee members were asked to read, review, and provide feedback on a Welcome Packet that was handed out.
    - Decisions regarding the Packet will be made by the BOD in the coming weeks.
    - The annual survey of owners to be conducted in early fall may be a means of gathering information to be included in the welcome Packet.
  6. Bobbi asked Kathleen to critique the Pebble Shores website and offer suggestions for improvement.
  7. The new rule on the placement of parking stickers will be up for adoption at the May 16<sup>th</sup> BOD meeting.
  8. The meeting was adjourned at 8:58 p.m.
  9. The next regular meeting of the Board of Directors will be held on Monday, May 16, 2016 at 10:00 a.m. in the clubhouse. No date was given for the next meeting of the Strategic Planning Committee.