

**Laurel Oaks at Country Woods
Condominium Association
Board Business Meeting
6:30 p.m. Wed, May 16, 2007
Pool side**

President	Karen Zachar
Vice Pres.	Ed Heitov
Secretary	Vacant
Treasurer	Elizabeth Galvin
Director	Roberto Sanchez
Director	Linda Domian
Director	Barbara Moscato
Director	Barbara Epstein

All board members except Linda Domian and Barbara Moscato were present. Karen Zachar called the meeting to order at 6:35 pm. Larry Worley of Ameri-tech Property Management was present and several residents

A motion by Ed Heitov was made to approve the minutes of April 11th and April 18th meetings, Roberto Sanchez seconded and all approved.

Deputy Rick Stemboroski, our liaison from the Pinellas County Police Department was introduced by Ed Heitov. Deputy Rick Stemboroski explained how a neighborhood watch could be set up and how it would work for our community. If we have an interest we can let him know and he will work with our community. He gave us many ideas of what to watch for and how to handle suspicious characters and happenings.

Treasurer's Report was given by Elizabeth Galvin. We are on budget and Elizabeth had a few questions that she was going to present to Ameri-tech about late fees.

Manager's Report was given by Larry Worley of Ameri-tech.

The board discussed past due assessments and dues and Elizabeth Galvin made a motion that a fine of \$25 be imposed on any owner 60 days overdue on payment; Roberto seconded and all approved.

Architectural Report was given by Roberto Sanchez.

A. Roberto made a motion that we reimburse Jack Lankford for repair he made to the downspout at building 16. Water was washing away the ground under two walk ways. The cost for materials was \$32.00. Jack is to present receipts to Ameri-tech for reimbursement. Karen seconded the motion and all approved.

B. Roberto suggested that to help with our parking crisis we create seven extra spaces, 5 on Buckeye and 2 on Mahogany. The plan would be to remove grass and replace with perforated blocks. We will discuss further next meeting. **What did we decide because I have Ed seconding Roberto's motion?????**

C. It is costing us \$1,400 for every driveway repair due to tree roots. Roberto suggested that we rent a concrete saw and add one or two cuts in each driveway, 20 or so, to avoid further stress. Elizabeth made a motion to explore and Ed seconded, all in favor.

D. Roberto gave Larry Worley a list of 30 lights out to give to Mary. We need volunteers to take on replacing lights.

E. Roberto introduced new residents, Jeromy Mourelato, a fireman and his wife Jennifer (Ginny), who has joined the landscape committee. Jeromy has agreed to be the hurricane preparedness captain for his building #12.

Landscape Committee There was no report because the Barbara Moscato and Debra Tedesco were out of town. The corner of Sequoia and Mahogany was finished by Barbara Moscato, Debra Tedesco, Roberto and Mary Jo Sanchez. It is now beautiful.

OLD BUSINESS

- A.** The fifth wood repair was completed and the three driveways are finished.
- B.** Forever Green moved the pump next to the pool shed and did some other irrigation work without any final instruction or order to do so. Larry Worley had difficulty getting in touch with Forever Green to question the work. They insisted they had a fax giving them permission but were unable to provide it. They have not submitted a bill and will not be paid. Larry Worley is going to meet with Charlie's Wells and get two other bids for the irrigation as soon as possible.
- C.** The cage issue between 2678 and 2680 Walnut was discussed to see if any agreement was reached by the majority (75%) of the building owners. The discussion got heated and Karen Zachar made a motion to adjourn the meeting.

The board will take under consideration that comments from the members will be limited to three minutes at the next board's business meeting.

The motion to adjourn was seconded by Ed Heitov at 8:20 p.m.

NEW BUSINESS was not discussed but will carry over to the June Meeting.

Respectfully Submitted,

Karen Zachar, President (in dire need of a Secretary)

Laurel Oaks Condominium Association