

# ***Grand Haven Master Association, Inc.***

Post Office Box 354785 | Palm Coast, Florida 32135

[www.grandhavenmhoa.com](http://www.grandhavenmhoa.com)

## **BOD Meeting Minutes March 4, 2011**

### **Call to Order**

The meeting was called to order at 2:00 p.m.

### **Roll Call—Establish a Quorum**

**Members Present:** Judy Hackstaff, Patty Stauffer, Gene D'Iorio, Dr. Robert Carlton, Gerald Kagan,

**Others Present:** Troy Railsback – Southern States Management Group

A quorum was established.

Members' sign-in sheet located in Association Meeting File

### **Approval of Minutes**

The Board of Directors approved the meeting minutes from:

- November 19, 2010 BOD meeting,
- January 20, 2011 Annual meeting,
- January 20, 2011 Organizational meeting.

### **Committee Reports-**

#### **Community Manager**

Mr. Railsback reported on the PLM sod replacement that is currently underway. There was discussion regarding the enforcement process, and how to approach owners who have several fines, but are willing to bring their property into compliance. Additional discussion concerned having a Lease Term and Information Sheet on file for all rented properties.

#### **Finance Report- Mr. Gene D'Iorio**

Mr. D'Iorio reported on Association finances, which was followed by Board review and discussion.

**On Motion by Gene D'Iorio, seconded by Gerald Kagan with All In Favor, the Board voted to move funds from operating accounts to an Investment account.**

#### **Communications- Ms. Judy Hackstaff**

There was discussion on the topic of the GHMA newsletter, and including topics such as storm water issues and new Board member information. Board members discussed appropriate content for the Oak Tree's future issues.

There was discussion about adding storm water information to the GHMA website, as well as the use of mass e-mail communications to keep Grand Haven residents informed up to date on community issues.

#### **Action Item Review List**

There was discussion regarding the Wild Oaks build-out requirements.

#### **Unfinished Business**

None to report



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## **New Business**

### **Current contracts and RFP process- Ms. Judy Hackstaff**

There was discussion on the topic of GHMA contracts. There was discussion to give the newer Board members more time to become more familiar with each contract.

### **ADC and street tree requirements- Mr. Gerald Kagan/SSMG**

There was review of acceptable trees for street side planting. GHMA is exploring various options with the City of Palm Coast.

### **Board member assignments- Ms. Judy Hackstaff**

There was discussion regarding each Board member focusing on certain GHMA Board responsibilities. The Board agreed to have each member focus on the following:

Mr. Gerald Kagan – ADC issues

Mr. Gene D'Iorio – PLM issues

Mrs. Patty Stauffer – Newsletter and foreclosure issues

Mrs. Judy Hackstaff – All

Dr. Robert Carlton – Enforcement/Abandoned properties/Collection/legal issues

### **Storm water Ordinance- Mr. Gene D'Iorio**

The Board discussed the latest information regarding the City of Palm Coast Stormwater fees billed on utility bills. The City voted to discontinue this fee and reimburse amounts previously billed back to 2008. The Board will continue to communicate to the Grand Haven community regarding this issue.

### **Newsletter- Ms. Judy Hackstaff**

There was additional discussion regarding contents of the newsletter

### **E-mail communications- SSMG**

Mr. Railsback has requested an e-mail list from the CDD of current Grand Haven residents.

### **April 2011 Meeting Date- SSMG**

The GHMA Board of Directors meeting to be held Friday, April 22, 2011, is Good Friday. The Board agreed to keep this meeting date at this time.

### **Adjournment**

**The meeting was adjourned at 3:43 p.m.**



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