

## *Grand Park North Community Association (GPNCA)*

### *Design Advisory Board (DAB), Meeting Minutes of December 1, 2016*

#### **Purpose & Discussion:**

The Design Advisory Board (DAB) held its regular meeting for the purpose of conducting business to maintain GPN property values. These minutes record the deliberations of the DAB. This was a meeting to review the condition of the neighborhood and follow-up on activities pending before the DAB. The meeting was at Richard Levine's house and started at 9:30 AM.

#### **Members in Attendance:**

- Tim Collins, 9718 SW 188th Terrace, Dunnellon, FL 34432, 352-489-5224, [collinsjamest@bellsouth.net](mailto:collinsjamest@bellsouth.net)
- Richard (Dick) Levine, 19671 SW 77<sup>th</sup> Loop, Dunnellon, FL 34432, 352-489-6892, [mchiefe9@bellsouth.net](mailto:mchiefe9@bellsouth.net)
- Donald Dow, 7765 SW 196<sup>th</sup> Terrace, Dunnellon, FL 34432, 352-465-4770, [kcudd@sprynet.com](mailto:kcudd@sprynet.com)
- Fred Marchman, 19655 SW 77<sup>th</sup> Loop, Dunnellon, FL 34432, 727-748-7020, [fkmarman@gmail.com](mailto:fkmarman@gmail.com)

#### **Old Business:**

1. A partial settlement with the Florida Dept. of Transportation, FDOT, regarding US Hwy 41, (FL SR 45) road work was made. Negotiations, of Parcel 195 (the last), between the GPNCA and the FDOT are near settlement. Road work may start in 2017.
2. The decal on the "Stop Ahead" sign at the GPN egress has deteriorated badly. Curt Bond Signs, 11943 N. Williams St, Dunnellon, FL, 352-489-2114 will consider making a new decal. This will be done when FL Hwy 41 is modified.
3. A review of the white lines at GPN stop signs will be made to determine if they need to be repainted. If so, an item will be made in the 2017 GPNCA budget. .

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4. The occupants of the first house on the left, upper 19383 SW 77<sup>th</sup> Loop, Lot 2, often have multiple cars, trucks, boat & lawn equipment trailers, parked in the driveway and grass. Rainbow Springs security has made several violation notices; but, to no avail. It has been decided to write a letter to the owner, Georganna Keely. Owners address needs to be obtained. Quotations of the CCR violations will be noted. Time stamped pictures will be included. Contact POA's Dick Lemma to see if the letter can come from that office.

**New Business:**

1. Some street signs appear to be peeled. If several are damaged we will use a commercial sign company.
2. The 2 west Main Entrance Lights are not working. As the sign lights provide adequate entrance lightening; we will wait until a 3<sup>rd</sup> Main Entrance Light goes out to replace all 4 lights.
3. We need to replace the web-site. Bids will be obtained.
4. We will consider Solar or Electric lights for the mail boxes when the entrance is modified.
5. We intend to winterize the entrance irrigation well for the winter.
6. Non-Standard items for the 2017 GPNCA budget include: new web-site manager fee, pressure wash the entrance, the cost of the entrance irrigation well back-flow preventer and to create a 4 year reserve to paint the entrance sign.

**Next Meeting:** The next DAB meeting is scheduled to be at Fred Marchman's house, Thursday, March 2, 2017 at 9:30 AM.

Respectfully Submitted, Donald Dow