

Grand Park North Community Association (GPNCA)

Design Advisory Board (DAB), Meeting Minutes of December 13, 2018

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 Don Dow'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
- Richard (Dick) Levine, 19671 SW 77th Loop, Dunnellon, FL 34432, 352-489-6892,
mchiefe9@bellsouth.net
- Donald Dow, 7765 SW 196th Terrace, Dunnellon, FL 34432, 352-465-4770,
kcudd@sprynet.com
- Fred Marchman, 19655 SW 77th Loop, Dunnellon, FL 34432, 727-748-7020,
fkmarman@gmail.com

Old Business:

1. The occupants of the first house on the left, upper 19383 SW 77th Loop, Lot 2, often have multiple cars, trucks, boat & lawn equipment trailers, parked in the driveway and grass. The GPNCA has sent a letter and the POA sent 2 letters to the owner and resident, Georganna Keely. CCR violations were noted. These include Section 8.2, Leases; Section 9.5, Nuisances; and Section 9.11, Commercial Trucks, Trailers, Campers and Boats. The POA is continuing to follow up.
2. The DAB advises that several items be applied to the 2019 GPNCA budget. We evaluated the Front Entrance and determined to keep the Lawn Pest Control contract. Also, to pressure wash the Entrance and Mailbox area.
3. A large tree has fallen and damaged the fence behind Lot 57 on SW 79th Place. Tree removal will be delayed until more trees fall to save funds. Damaged fences will be repaired at that time.

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4. A GPNCA welcome letter is being finalized and will go out with the notice of the GPNCA annual meeting of January 2019.
5. The new owner (Carl Ruhland) of Lot 122, 19498 SW 77th PL , has CCR violations. A drive by examination was made and this condition will be reevaluated later.
6. The easement drainage ditch behind Lot 44, 19673 SW 80th St, has tall grass growing. It has been cut with a weed whacker.

New Business:

1. The 2019 GPNCA budget will include a \$1500 annual mulching item for the reworked entrance. Also, \$350 to pressure wash the Entrance and Mailbox area.

Next Meeting: The next DAB meeting is scheduled to be at Dick Levine's house, Thursday, March 14th, 2019 at 9:30 AM.

Respectfully Submitted, Donald Dow