

# *Grand Park North Community Association (GPNCA)*

## *Design Advisory Board (DAB), Meeting Minutes of September 20, 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 Fred Marchman'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, [fkmarcman@gmail.com](mailto:fkmarcman@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 2018 GPNCA budget. To rebid the Lawn Pest Control contract for the New Entrance and to continue to add to the 4 year reserve to paint the entrance sign. We continue to review the condition of the Entrance lawn. The entrance rework has been done.

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3. A large tree has fallen and damaged the fence behind Lot 57 on SW 79<sup>th</sup> Place. Tree removal will be delayed until more trees fall to save funds. Damaged fences will be repaired at that time.
4. A GPNCA letter was drafted; which welcome's new members and include's the POA and GPNCA websites. We reviewed the draft and made changes. This will be finalized at the December meeting.

#### **New Business:**

1. The new owner (Carl Ruhland) of Lot 122, 19498 SW 77TH PL , has CCR violations. A drive by examination will be made.
2. The easement drainage ditch behind Lot 44, 19673 SW 80<sup>th</sup> St, has tall grass growing. It will be cut with a weed whacker periodically.
3. The 2018 GPNCA budget will include an annual mulching item for the reworked entrance.

**Next Meeting:** The next DAB meeting is scheduled to be at Don Dow's house, Thursday, December 13th, 2018 at 9:30 AM.

Respectfully Submitted, Donald Dow