

Grand Park North Community Association (GPNCA)

Design Advisory Board (DAB), Meeting Minutes of April 24, 2014

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 Dick 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
- Richard (Dick) Levine, 19671 SW 77th Loop, Dunnellon, FL 34432, 352-489-6892, mchiefe9@bellsouth.net
- Ed Dombrowski, 19663 SW 77th Loop, Dunnellon, FL 34432, 352-489-2363, ejd2943@bellsouth.net
- Donald Dow, 7765 SW 196th Terrace, Dunnellon, FL 34432, 352-465-4770, kcudd@sprynet.com

Old Business:

1. Three reports were submitted to be reviewed. They were approved. They are the "DAB_Nov_Meeting_Minutes_111113_29Apr14.pdf"; the "DAB_2013_Annual_Report_29Apr14.pdf" and the "DAB_Jan_Meeting_Minutes_011314_29Apr14.pdf". They are to be entered into our website.
2. The main entrance spotlights are not working well. They will be replaced.
3. Re; the retention pond on the end of 80th St. The professional engineer reported that 18 inches of dirt at the end of the culvert needs to be taken back to grade. A contractor was hired to make the fix. We will check to see if it has been done.
4. Re; the trimming of the tree branches at the entrance has been completed.

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5. Re; the unsightly mold on the gutter at the entrance road and surrounding the entrance bushes will be held off until after US Highway 41 is modified.
6. Re; To mail/email, to all home owner's, a common letter that the GPNCA CCR's are available on our web-site and that they are responsible for maintaining such rules. Owners who rent out their homes are responsible for maintaining such rules with their tenants. Don will pursue this. No action at this time.

New Business:

1. The issue of rotting trees has become a concern. It was decided that two members of the board would examine, evaluate and recommend approval to have tree/branches left, trimmed or removed. The primary concern is liability for the GPNCA. We could consult with a tree arborist at the University of Florida. Also, what best to do with the cuttings? Dead limbs would be a liability. Green limbs would be okay to be cut; but, the homeowner would pay with DAB approval. The tree trimmer would need to be insured.
2. Annual mowing of the CCW lots and spraying of the gutters with defoliant will be ongoing during the summer.

Next Meeting:

The next DAB meeting will be at Ed Dombrowski's house, Thur., August 14, 2014 at 9:30 AM.

Respectfully Submitted, Donald Dow