

Wexford West Homeowner's Association

Annual Meeting Minutes: Jan. 13, 2016 – Palm Harbor Community Center

Meeting Called to Order: by President Dave McGerald at 7 pm.

Quorum Established: Dave McGerald, Gayle Lawrence, Pat Cieskiewicz. Member quorum established with proxy and those in attendance, 116.

Approve Annual Meeting Jan. 13, 2015 Minutes: President Dave McGerald read 2015 minutes. Peter Golding motion to approve / Kevin Porman 2nd. Approved by membership - Motion passed.

Old Business: President Dave McGerald reviewed projects from 2015 – challenges and success

1. Revitalization of documents was completed. Suggestion made to note in annual meeting minutes from year to year that revitalization is required every 30 years which will be year 2045.
2. Irrigation: replaced old filter, repaired pipes, replaced fountain timer
3. Park 3 large trees were blown down during a high wind thunderstorm and had to be removed
4. New playground equipment and code approved base installed in the park in a shaded area
5. Discussed possibility of adding swings to the playground in the future, biggest expense is the required base.

Treasurer Report: Dave McGerald reviewed the proposed line item budget for 2016. Carl Olson motion to approve 2016 budget / Kevin Porman 2nd. Budget approved by membership – Motion passed.

Action Items: Election Board of Directors - 1 open seat on the board for 3 year term 2016, 2017, 2018. Dave McGerald had submitted his name for consideration. No nominations from the floor. Kevin Porman motion to elect Dave McGerald / Carl Olson 2nd. Approved by membership. Motion passed.

1. New timer has been installed by Outdoor Concepts for the pond fountains.
2. Discussion about parking of commercial vehicles and that it is a violation of the documents and covenants.
3. Violations enforcement – a community inspection is needed and letters sent to owners.
4. Board vacancy – treasurer Peter Duga may be resigning and Joanne Duga has volunteered to assume the treasurer's responsibilities as a director on the board.
5. Trimming park trees will be reviewed.
6. New plantings and landscaping at the Alt. 19 entry island will be reviewed and completed in 2016.
7. Speeding on community streets is an issue. Speed humps will be researched with Pinellas County.
8. Garbage disposal vendors – suggestion to inquire about a discounted rate from Solar Sanitation for the community if enough owners committed to use Solar and a community rate for recycling curbside service.
9. Newsletters – topics to be addressed in newsletters. No commercial vehicle parking allowed in the community. Lawn maintenance is the owner's responsibility and new sod installed if lawn has been neglected and is unsightly. Garbage bins must be removed from the curb and not left sitting there for several days. People must pick up their doggy poop in the neighborhood and in the park. Volunteers to be "street ambassadors" to help deliver newsletters door to door.

Open Agenda and Public Comment: Question was posed about community events, picnics in the park etc. Board is open to this if there were volunteers for a social committee to be in charge of organizing events. Suggestion about installing grills in the park for resident use. This could prove to be a problem with garbage and trash being left behind. Garbage bins could be provided but who would make sure they were emptied?

Meeting adjourned at 7:40 pm. Carl Olsen motion to adjourn / Kevin Porman 2nd. Motion passed.