

PINESTONE AT PALMER RANCH ASSOCIATION, INC.
MINUTES OF BOARD OF DIRECTORS MEETING
March 20, 2018

The meeting of the Board of Directors of Pinestone at Palmer Ranch Association, Inc., a Florida Not For Profit Corporation, was held at in the Clubhouse at 4255 Players Place, Sarasota, Florida 34238.

The meeting was called to order by Sandy Keir, President; at 7:00 PM. Debbie Fulton, CAM, CMCA, AMS, PCAM, Association Manager, kept the record of the meeting.

It was announced that notice of the meeting was properly made to all parties and notice was properly posted in advance of meeting. Directors present at the meeting were Sandra Keir, President; Bob Packee, Vice President; Paul Bourassa, Director; Gary Engelgau, Director; Suellen Coito, Treasurer; and David Yamin, Secretary. On the phone was Darrell Salyers, Director constituting a quorum of the authorized number of Directors of Pinestone at Palmer Ranch Association. Also present was Debbie Fulton, CAM, CMCA, AMS, PCAM, Association Manager and 17 homeowners.

Approval of Minutes – January 16th, February 13th, February 20th and March 13th, Board and Workshop meetings – Table until April meeting.

Treasurer's Financial Report: Suellen advised the 2017 audit draft has been completed.

A motion was duly made by Suellen and seconded by David to approve the draft so it can be finalized by the auditor. The motion passed unanimously.

We had 3 CDs mature this month in approximately \$350,000. The financials for January and February should be on the website tomorrow.

Managers' Report - Debbie Fulton gave the Manager's Report which addressed details concerning the next "Coffee with Debbie" session as well as updates on the current projects in Pinestone.

International Day of Happiness – Debbie reported that today is the International Day of Happiness and she thanked everyone who came out to help celebrate Happiness.

Finance Committee: Suellen Coito, Board liaison to the Finance Committee, provided a Committee report that summarized the actions taken and initiatives addressed at the Committee's March 20, 2018 meeting (see minutes of that meeting for further details). Next meeting is April 3rd at 10 am.

Plant & Beautification Committee: David Yamin, Board liaison to the Plant & Beautification Committee, provided a Committee report that summarized the actions taken and initiatives addressed at the Committee's March 23, 2018 meeting (see minutes of that meeting for further details). A motion was duly made by David and seconded by Suellen to authorize the Committee to move forward with having Foxtails replaced with twelve foot Christmas palms on future replacements. The motion passed unanimously. The Committee is authorized to move forward.

ARC Committee: Suellen Coito, Board liaison to the ARC Committee, advised the Committee will meet in the near future.

Facilities: Paul Borassa, Board liaison to the Facilities Committee, provided a Committee report that summarized the actions taken and initiatives addressed at the Committee's March 16, 2018 meeting (see minutes of that meeting for further details). Dave Kathman reported that there will be a Town Hall meeting to discuss the bikes and racks on Thursday, March 22nd. Jim Tamblyn distributed information on the pool fencing costs/estimate.

Systems, Technology and Security Committee – Gary Engelgau, Board liaison to the System, Technology and Security Committee reported that the vendors will come to the April Workshop meeting and give outlines of the bids.

Social Committee: Bob Packee, Board liaison to the Social Committee, provided a Committee report that summarized the actions taken and initiatives addressed at the Committee's March 7, 2018 meeting (see minutes of that meeting for further details).

Documents and Rules Committee: Gary Engelgau, Board liaison to the Documents and Rules Committee, provided a Committee report that summarized the actions taken and initiatives addressed at the Committee's March 14, 2018 meeting (see minutes of that meeting for further details).

Old Business:

New Business:

Discussion of Contract with Karins Engineering – Bob Packee reported the Committee should again meet with Ralph from Karins Engineering to determine the process moving forward, with an amendment to the current contract. This will be discussed further at the April workshop.

Discussion and Possible Vote on No Smoking – The Board considered making all the Common elements of the Association a non-smoking area. After discussion, Paul Bourassa made a motion for a Board action banning smoking in Pinestone's common areas (as such areas are defined in Pinestone's By-Laws) effective June first. David Yamin seconded the motion, the motion passed unanimously. It was noted that the information to the owners should outline what is and is not a common area within the Pinestone community.

Open Forum -

No further business coming before the meeting, upon motion duly made by Paul and seconded by Suellen to adjourn the meeting at 7:51 PM.

Respectfully submitted,

Debbie Fulton

Debbie Fulton, CAM, CMCA, AMS, PCAM
Pinestone at Palmer Ranch Association, Inc.

Association Secretary