

THE GLADES
Board of Directors Meeting
November 21, 2019
Minutes

Board Members Present: Tom Trossen, President Board Member not Present: Linda Dalton, Director
Sherri Dotson, VP
David Nash, Director
Dennis Dingman, Director
George McNitt, Treasurer Irene Smith, Secretary

Opening remarks, Tom Trossen President

- Tom Trossen called the meeting to order at 6:30 PM
- Quorum verified with four (4) board members present
- Tucker Dorsey, VP of the Forestar Group Inc. was present to brief the membership on the status of the Hombre Development. He introduced the Construction Manager, Craig Hotop, who provided his contact information to the membership (craighotop@forestar.com / 850-481-5632) and requests that he be copied on all emails. Mr. Dorsey states their intent is to be a good neighbor. The project is not yet 100% committed yet, as they are still in the due diligence stage. The Project plans include Parcel 1: TV1, Parcel 2: Townhomes and Parcel 3: N Glades turn which includes changes to the cul-de-sac. Attention is being given to matching the per sq ft cost of the current surrounding neighborhoods.
- The September 26th Board Meeting Minutes were presented for approval. ***Dennis Dingman made a motion for the minutes to be approved with no changes, seconded by David Nash. Minutes approved with all in favor.***

Old Business

- The Maintenance Contract bids were reviewed. They all include a clause agreeing to adjust the contract as needed due to changes caused by the golf course development, they all agreed to multiple years and have termination clauses for non-performance. ***Sherri Dotson gave a recommendation to the Board that the contract be awarded to Leake Landscaping, and made a motion to approve their contract for 3 years at the cost of \$23,698.92. David Nash seconded and all were in favor. Motion passed.***
- Back Beach Road Entrance Lighting Power Supply will eventually need to be moved. Decision was tabled until after plans are finalized for the Hombre development.

Board and Support Staff Reports

Treasurer's Report: George McNitt

- Mr. McNitt gave an overview of Revenue and Expenses YTD and made recommended changes for the 2020 budget. Based on Lake Dr's recommendation fish should be stocked every 3 years, which will be 2020. He cautions the membership that bread promotes algae blossom which kills the fish.
- There are four closings scheduled in November and one in December. Eight homes are for sale. There is a new owner at 204 S Glades Trail and pending code enforcement at 126 N Glades Trail.

*Dennis Dignman made a motion seconded by David Nash to accept the Treasurer's report.
Motion passed with full agreement.*

Environmental Report: David Nash

- Currently there are three compliance issues being addressed, four garage sale requests, four modifications approved and one pending. The committee currently has four members and is seeking more volunteers.

Maintenance Committee Report: Sherri Dotson

- Mike Dorr has agreed to serve on this committee

Recreation Committee Report: Linda Dalton

- The Ladies Luncheon had 10 in attendance this month and plans are in place for the one in December.

New Business

- There was no new business.
- All five (5) Board positions are up for election next year. Due to all the director changes, staggered terms will need to be re-established. Tom Trossen and Sherri Dotson plan to run again. Dennis Dignman's spot will be vacant. David Nash plan to run again. That leaves two (2) positions open.
- The Annual meeting/elections will be held February 23, 2020 at 1:00 PM at the Edgewater Beach Resort Conference Center.
- The next meeting is January 23, 2020.

Adjournment – *Tom Trossen made the motion to adjourn, seconded by Sherri Dotson will all in favor.
Meeting adjourned at 8:01 PM*