

Hillcrest Manor Homeowners Association, Inc.
Board of Directors Meeting
May 11, 2017

The Hillcrest Manor Homeowners Association met on Thursday, May 11, 2017, at the Tailgators Restaurant in the Barclay Shopping Center on Walsingham Road. Board members in attendance were Harriette Weller, Sandy Tarrant, Joe Place, Mary Finnegan, and Marilyn Winn. Lake Committee Chairman, Marcia Morgan, Guest residents, John and Sharyn Scarpati. Absent Board members were Ben Stephens, Maureen Stilwell, and Larry Yancey.

Acting as President Harriette Weller called the meeting to order at 6:30 PM. She introduced the Scarpati's, new residents from Kimberly Drive.

Minutes of the April 13 meeting were previously sent to the Board. A motion was made by Sandy Tarrant to accept the minutes as presented. Approved.

Treasurer's Report: Lake account bank balance is \$10,593.32, Regular account bank balance is \$9,561.25. There are 106 residents paid, including one associate. 47 residents have not paid their 2017 dues.

Special Committees -

Newsletter Committee: A newsletter was published for April, and a May newsletter will be published.

HOA Deed Restriction Revision Committee: Committee has not yet been completed. Sandy Tarrant volunteered to be a part of the committee. If anyone would like to participate, advise Harriette Weller.

Special Orders -

Barnum property: There is improvement in the Barnum lawn and junk stored out front has been removed.

Unfinished Business -

Zellner - Harriette Weller talked with the owner of the property at 13693 Pinecrest regarding the commercial truck parked on 137th parkway. He felt the truck could be legally parked on the 137th easement, which is County property. The truck has not been seen there in about 3 weeks. We will continue to monitor the situation.

Marcia Morgan contacted the Pinellas County Code Enforcement Department regarding the commercial truck being parked on 137th. They said that if you call them, give them the name and address of the homeowner, they will come out and handle the problem. Their phone number is 727 464-4641. Ask for the Code Enforcement Department.

Carla Drive - 11107 Carla. There is no longer any debris on the parkway at this location.

List of Renters from Maureen Stilwell - tabled

Yard Sale Signs - Dave Stonebrook reported that one of the signs had been taken after the fall community yard sale. We will address this issue later when we schedule the next yard sale.

New Business -

Reilly Roof - 13640 Placid Drive, Lot 114. Mrs. Reilly told Marilyn Winn that the paperwork for roof replacement had been sent to Ben Stephens, President. However, Ben has not received it. The new roof has been installed, meeting all the deed restriction requirements.

Oz - Pavers for driveway, 11123 Carla Drive, Lot 21. A request was received from Elsie Oz to replace her concrete driveway with pavers. A motion was made by Sandy Tarrant to accept her request as submitted. Approved.

Zubek - New fence, 13986 Bonnie Brae Drive, Lot 21. We have not received the request for approval. Tabled.

Pond property - 13628 Kimberly, Lot 36. A dumpster was placed in the driveway of the Pond property to clean out the home. There is currently no deed restriction in allowing temporary dumpsters in the driveway. Harriette Weller suggested that it would be appropriate for the person ordering the dumpster to notify the Board and advise how long it would be there.

Harriette Weller reported that Will and Carolyn Strange, 13692 Placid, Lot 111, are interested in taking part in HOA activity. They suggested getting a golf group together. Block parties was also discussed.

Mary Finnegan suggested we solicit for coupons for the newsletter and website. Suggestions were discounts on restaurants, merchandise, air conditioning services, etc. Mary Finnegan made a motion that we persuade companies to give coupons for their business with a discount and also an expiration date. Seconded by Marilyn Winn. Approved.

Announcements -

Harriette Weller advised that she was unable to attend the Rabin class on legislative changes to HOA's. Mr. Rabin advised there will be additional classes scheduled in the near future due to the great interest in the topic.

Harriette Weller advised of a warning from the Pinellas County Utilities regarding scammers posing as utilities employees. Pinellas County utilities employees do not enter customers' homes.

The Semi-Annual meeting has been scheduled for Thursday, July 13, at 7:00 PM. **Action:** Joe Place to check on the availability of the room at the Gulf Coast Church on Walsingham Road.

Meeting adjourned at 7:52 PM.