

Shelbourne Greene Community Association Inc.
Board Meeting Minutes via Video Call, October 22, 2024

Call to Order

Carol Schuler called the board meeting to order at 6:05 pm. Carol Schuler, Debbie Pittard, Tom Kolp, Rick Arenstein, Marshall Kahn, Rebecca Jimenez, Patrick McNichols and Denise Blackwell from AMI were on the call.

Visitors

None

Adopt Agenda

Agenda was adopted with no changes.

Secretary Report

Reviewed and approved the minutes from the September meeting.

Treasurer's Report

Operating Balance: \$5,473.72

Reserve Balance: \$165,691.31

Public Meeting Discussion Topics

- Crabapple trees. The ones on 96th street look good but Denise will reach out to Gaddie's Tree Service for a quote to trim the ones off of Shelborne Road.
- PJ advised there is a dead tree near Innisbrook and Jupiter Pass. He is unsure if it is on someone's property or in a common area. He will take a photo next time he walks by it and will send to the board to review.
- An additional trashcan was purchased and placed at the playground between the basketball court and tennis court.
- Snow removal. We used Vibrant last year, they only had to plow once. The board voted and approved to use them again for the upcoming winter.
- Pool Service. AMI obtained 2 quotes, one from Pyles and another one from Affordable Pool Service. The Pyles quote is a little higher. Carol advised that Pyles has been taking care of our pool for a few years now and stated they are doing a good job. Patrick is her contact there, he is very responsive and handles her requests timely. The board voted and approved to use Pyles again for 2025.
- Pond Service. The company that has managed our ponds recently was bought by Solitude Lake Management. They handled the Shelborne Road fountain issues earlier this year with no issues. The board voted and approved to use Solitude Lake Management again for 2025.

- Landscaping. Rocky Mountain quote was received and reviewed by Carol. After her review of the quote, it is unclear what they do and don't do. There were some issues with weed maintenance along 96th Street and the pool fence this year that will need to be addressed. Carol, Debbie and Denise will set up a meeting with Rocky Mountain to discuss further.
- Political Signs. These are to be removed 5 days after the election.
- ARC Discussion. No issues or concerns in the past 30 days.
- Lounge chairs. Carol has done the research, it is \$170 per chair. 12 were broken this year. Carol has reached out to the bulk sales person, there is a discount if we purchase 24 (pay for 20, 4 are free). The board discussed if we should purchase now or in the spring with the potential that prices might be higher in the spring. Board agreed to ask the supplier that if they are purchased now, can the company hold them until the spring? There might be an issue with space storing them in the pool house for the winter.
- Money market account was opened at Merchant Bank. It is anticipated that this move will generate between \$5,000 - \$7,000 in interest.
- Playground equipment. The climber from AAA has been ordered. Rick will ask AAA to discard of the trash (cardboard, plastic wrap) after it is delivered and installed.
- Annual dues. Shelborne Greene is an aging community with a significant amount to manage. A large portion of the budget is driven by the grounds (lawn care, pool, and tree expenses) each year. The board discussed and agreed that it would be prudent to prepare for both the planned and unplanned expenses for 2025. The board then voted and agreed to increase dues by \$11 per quarter, \$44 for the year per household.

Adjourned

General meeting adjourned at 6:51 pm and the Executive Meeting was called to order. The next meeting will be the Annual Meeting on November 13, 2024 at 6:30pm.