

# Stagecoach

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**STAGECOACH PROPERTY OWNER'S ASSOCIATION, INC.**  
**BOARD OF DIRECTORS MEETING**  
**April 24, 2006**

**Call to Order:** The meeting was called to order at 6:45 PM by Robert Carpenter at the Recreation Center.

**Calling of the Roll:** The roll was called and those present were Robert Carpenter, Barbara LoVallo, Anne Cameron, Gigi Cien, Mitchell Poulsen and Mary Cluck. Brian Troutman was absent. Tom Picciano from Management and Associates acted as Recording Secretary.

**Reading and Disposal of Unapproved Minutes:** Minutes approved from March 27, 2006.

**ON MOTION:** Duly made by Anne Cameron, seconded by Mary Cluck and carried unanimously.

**RESOLVE:** To accept the minutes as read.

**Treasurer's Report:** President read aloud

- Written report is attached and has been entered in to the record

**Manager's Report:** Read aloud by Tom Picciano

**Committee Reports:**

**ACC Report:**

- Carol McVay reported on paint jobs, tornado room requested by owner

**Security Patrol:** None

**Spring Fling:** Given by Barbara LoVallo

- Final meeting will be this Thursday

**Unfinished Business:**

- Bus Stop –

**ON MOTION:** Duly made by Robert Carpenter, seconded by Gigi Cien and carried unanimously.

**RESOLVE:** To accept \$2,000 from Developer of Santa Fe for bus stop

- Parcel 1 – Discussion of acceptance of agreement

- ✓ Request developer pay \$14,500 (per year for maintenance costs) with escalation clause of 3% - 5%

**ON MOTION:** Duly made by Anne Cameron, seconded by Barbara LoVallo and carried unanimously.

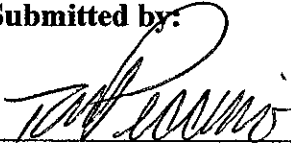
**RESOLVE:** To approve \$14,500 per year as actual cost and easement agreement

**New Business:**

- Frank McVay – proposal for concrete grinding for \$517  
**ON MOTION:** Duly made by Robert Carpenter, seconded by Barbara LoVallo and carried unanimously.  
**RESOLVE:** To accept the bid of \$517 for concrete grinding
- Signs will be moved by Pasco County
- Bus stop will be monitored by County
- White's Paving cleaned drains
- Estimate for Rec center window protection – next agenda
- Frank will get glass estimate for exercise room

**Adjournment:** It was, ON MOTION, duly made by, seconded and carried unanimously to adjourn the meeting at 7:50 P.M.

**Submitted by:**



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Tom Picciano, LCAM  
Property Manager  
Management and Associates

**Approved by:**

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Robert Carpenter, President  
Stagecoach Property Owner's Association, Inc