



Stagecoach

PROPERTY OWNERS ASSOCIATION, INC.

**Board Meeting
April 28th, 2008**

M-I-N-U-T-E-S

CALL TO ORDER – ROLL CALL – ESTABLISH QUORUM:

A meeting of the Board of Directors of Stagecoach Property Owners' Association was held on Monday, April 28th, 2008 at the Club House.

The meeting was called to order by Robert Carpenter, who acted as Chair at 7:00 PM. Board members present were Ken Koran, Mary Cluck, Michael Cien, Anne Cameron, Brian Troutman and Mitchell Poulsen. A quorum was established. Notice of the meeting was posted on the property. Joan A. Fissella, LCAM of Management and Associates was also present and acted as recording secretary.

READING AND DISPOSAL OF UNAPPROVED MINUTES:

Chair called for additions, deletions or corrections to the meeting minutes of March 24th, 2008. **It was,**

ON MOTION: Duly made by Ken Koran, seconded by Brian Troutman and carried unanimously.

RESOLVE: To approve the minutes of the meeting of March 24th, 2008.

TREASURER'S REPORT:

Ken Koran gave the Treasurer's report.

We have spent \$28,215 for the month of February and are \$2,200.00 under budget. We need to purchase another \$15,000.00 CD from the money market into the CD general reserve. We also need to transfer \$25,000.00 from the operating account into the general reserve. **It was,**

ON MOTION: Duly made by Anne Cameron, seconded by Mitchell Poulsen and carried unanimously.

- **RESOLVE:** To transfer \$25,000.00 from the operating account into the general reserve.

MANAGER'S REPORT: Copy attached and made a part hereof.

Joan Fissella gave the Manager's Report.

- The fining committee will meet to establish the members and the dates for meetings.
- Joan will set up a training session with Win-Pak for the up-grade that was installed.

COMMITTEE REPORTS:

Security Committee:

Craige Cameron gave the report.

- There was a security meeting on April 22nd, 2008 at which Chief Bob White was present.
- Vandalism is getting worse and homeowners should take precautions and report any suspicious activity to the Pasco Sheriff's Office.

Architectural Review Committee:

Ann Troutman gave the report.

- ❖ We continue to have applications for fences, painting, basketball hoops and trampolines.

Grounds Committee:

Frank McVay gave the report.

- The breach has been repaired.
- Frank again asked the Board if the bench that had been broken at Castle Rock could be replaced. **It was**
ON MOTION: Duly made by Ken Koran, seconded by Brian Troutman, and carried unanimously
RESOLVE: To replace the bench with the same type at Castle Rock.
- The old elliptical machine is not being used and takes up space. Frank would like to take it out and put in a chin-up bar. The Board decided against the chin-up bar as there was not enough room for it. **It was,**
ON MOTION: Duly made by Anne Cameron, seconded by Mary Cluck, and carried unanimously.
RESOLVE: To remove the old elliptical machine.
- Withlacoochee Electric has staked out the placement of the light poles.

UNFINISHED BUSINESS: None

NEW BUSINESS: None

ADJOURNMENT:

Meeting was adjourned at 7:55 PM by President, Robert Carpenter. The next meeting is scheduled for Thursday, May 22nd, 2008.

Submitted by

Approved by:

Joan A. Fissella, LCAM
Management & Associates

Robert Carpenter, President
Stagecoach HOA