

LIVE OAK PRESERVE ASSOCIATION, INC.  
BOARD OF DIRECTORS  
November 20, 2013 / 6:30 P.M.  
On-Site Clubhouse, 9401 Oak Preserve Blvd., Tampa, FL 33647

**MINUTES**

**Transcriptionist Note:** Please note that the minutes as transcribed contain only motions and items requiring action by the Board of Directors. They do not contain discussion unless specifically requested to be made a part of the record.

**I. CALL TO ORDER**

Frank Micallef called the Board of Directors Meeting to order at 6:30 p.m. on November 20, 2013, at the onsite Clubhouse, 9401 Oak Preserve Boulevard, Tampa, Florida, 33647.

**II. ROLL CALL / NOTICE OF MEETING**

Directors Present:

John Martel (speaker phone)  
Anthony Leone  
Earl Myers  
Frank Micallef

Directors Absent:

Sheldon Cohen

Staff Present:

Janet MacNealy, CAM

Guests Present:

Jeff Herrod, Roman Kramer, E. Hubbard, David & Elaine Steele, Kathleen Thatcher, Joe Diraimo, Rick & Connie Solano, and Bhikhakhai Nay.

Notice: The notice of the meeting was posted as required by the Florida statutes.

**III. Approval of Minutes –**

Frank Micallef made a motion, seconded by Anthony Leone to approve the August 21, 2013; August 29, 2013; and October 16, 2013 minutes as presented. All in favor.

**IV. BUSINESS**

- A. Clubhouse Manager / Alert Supervisor Reports – Monthly reports were provided to the board. Tim suggested keeping the barrier arms down on the exit gates to prevent cars from entering the community through the exit gates.
- B. Amenities
- Pool Refurbishment – The board reviewed proposals from 6 companies to refurbish the pool. A motion was made by Frank Micallef, seconded by Earl Myers, to narrow the bids down to Olympus Pools, Advanced Pool & Spa, and Exterior Escapes with Frank Micallef and Janet MacNealy to follow up with the 3 companies to request additional information. Discussion followed. All in favor, the motion passed.
  - Clubhouse Painting – The board reviewed proposal to pressure clean, repair, and paint the clubhouse. Frank Micallef made a motion, seconded by Earl Myers, to approve Munyan Painting's proposal for \$6750 to paint the clubhouse after the holidays pending DRC approval of the colors. Discussion followed. All in favor, the motion passed.
  - Holiday Lighting – A motion was made by Frank Micallef, seconded by Earl Myers to ratify the approval to wrap the entrance median tree trunks in lights. All in favor, the motion passed.

- Furniture – Debbie Leone has volunteered to get proposals for new furniture for the clubhouse.
  - Piano – Earl Myers briefed the board on his desire to get a piano which would raise the cultural awareness in Live Oak Preserve and provide an outlet for residents to share their musical talents. A motion was made by Frank Micallef, seconded by Earl Myers, to approve up to \$5000 for an upright piano with Earl Myers to research and locate the best deal. Discussion followed. All in favor, the motion passed.
  - Staff – A motion was made by Frank Micallef, seconded by Earl Myers, to ratify the approval of holiday bonuses.
- C. Common Sidewalks – A motion was made by Frank Micallef, seconded by John Martel, to approve the proposal from 1 Swipe to pressure wash the common area sidewalks on Imperial Oaks, Oak Preserve, and around the clubhouse. All in favor, the motion passed.
- D. Common Curbing – The HOA will provide a letter to both CDD 1 and CDD 2 requesting the curbing be pressure cleaned on a regular bases annually.
- E. Landscaping / Irrigation
- Playground Shade Trees – A motion was made by Frank Micallef to rescind the prior approval to include trees inside the playground area and to approve the proposal from Big Yellow for shade trees on the perimeter of the playground for \$10,255. The motion was seconded by Anthony Leone. All in favor, the motion passed.  
Frank Micallef made a motion, seconded by Anthony Leone to approve the proposal for \$11,015. After discussion, all in favor. Earl will work on replant location.
- F. Covenant Enforcement Policy – A motion was made by Frank Micallef, seconded by Anthony Leone, to approve the Covenant Enforcement Policy as presented. All in favor, the motion passed.
- G. Social Committee – The social committee is finalizing plans for a holiday party on December 15<sup>th</sup>.
- H. Turner 5K Run – December 7, 2013 at 8:00 a.m.

**V. VIOLATIONS**

Frank Micallef made a motion, seconded by Sheldon Cohen, to proceed with mediation on a violation matter. All in favor.

**VI. NEXT MEETING / ADJOURNMENT**

The next meeting of the Board of Directors is scheduled for December 18, 2013 at 6:30 p.m.

There being no further business to come before the Live Oak Preserve Association, Inc., Board of Directors, a motion was made by Frank Micallef and seconded by Earl Myers to adjourn the meeting at 7:22 p.m. All in favor, the motion passed.

**VII. HOMEOWNER QUESTIONS / COMMENTS**

Homeowners came to the Board meeting and discussed the following concerns: Street tree maintenance; sod condition outside Imperial gates (CDD or County); suggestion to add a larger building with more space for renting it out; gym equipment & flooring – Jeff Herrod is working on getting final proposals; the need for additional cameras at the putting green and basketball court; Big Yellowing leaving trash around storage building; and phased turf refurbishment plans.

Respectfully submitted,

Ellen Morgado, For the Secretary

These minutes were approved on \_\_\_\_\_.

\_\_\_\_\_  
Signed

\_\_\_\_\_  
Printed Name