Mainland’s 1 & 2 Civic Association Meeting  
Friday September 14, 2012  7 PM Clubhouse

Agenda
Number in attendance /8
Board: President- David Rosendahl , Vice President/Treasurer-Mike West , Secretary-Phyllis Payne, Director-Donald Dean , Director-Ken Manuel , Director-Brian Beaton , Director Martin Andrews.

Opening Ceremonies
Pledge of Allegiance
Representative from BSO
Greeting of New Residents
Secretary’s Report- Minutes of Previous Meeting
Approved Seconded
Treasurer’s Report- Mike West
Approved Seconded

Commissioner Bushnell’s Report
Investigations- Dave
Burned out house on 47th Court. Being rebuilt. Burned out house on 47th Street. work in progress?
Maintenance – Dave Rosendahl
We have called the Broward Boys for the job (as approved by the board) to refurbish the front entrance. They will start shortly.

Old Business
4616 NW 47th Ct. is still in process for a short sale. Bank has to approve the reduction of the mortgage on property. $32,500.00 was the highest offer we had. And we will just get our maintenance and legal fees out of sale.
Broward Boys Painting will start front entrance soon.

FOB Security System progress.
Costs incurred so far from all the opposition to the boards actions with implementation of Security System.

Committee Reports

Those on list to speak

Drawing
Thank you to ALL volunteers Past, Present & Future. For their efforts. Still looking for volunteers to help with activities. Please let any board member know if you are interested.
Motion to adjourn Seconded

Approved by Majority Vote ( )
Mainland’s 1 & 2 Civic Association Meeting  
Friday, September 14, 2012

David opened the meeting and said it would only be an informational meeting because of a lack of quorum for the Board and for the Homeowners.

There was a pledge to the flag, and moment of silence for the troops.

Sgt. Anderson of BSO spoke. He mainly wanted to inform the homeowners about burglaries, which is a problem here, city-wide and state-wide. There is a loosely organized group of youths. They are mainly looking for jewelry and personal ID. He suggested we hide these items in a good place — not under the bed. They mainly go to homes and look for cars in the driveway. Sometimes they work in pairs pretending to be city workers. Don’t let anyone in your home that you do not know or who does not have an appointment with you.

The minutes of the last meeting and the financial report will be given at the next meeting.

One of the burned down houses on 47th Street is not being worked on, and we are going to try to go through the city to work on that.

Broward Boys are going to paint the front entrance. The bid was requested without the signs being painted, so we are waiting for them to come back with us with the total bid.

We are still in the process of selling 4616 NW 47th Ct through Chase Bank. This is a short sale and we do have a buyer. We will not make money on the sale, but we will receive all back legal fees and maintenance fees.

The FOB system was voted in. We are working with the company, and will have more details at the next meeting.

We are looking to get a defibulator for the clubhouse. The cost will be in the range of $1,500. We will have people trained to operate it.

There were no committee reports.

A statement by Phyllis Payne, Secretary, was read by Mike West. Basically Phyllis stated that the minutes of the meetings are supposed to reflect the outline of the meeting and agenda, and state any problems and any actions that are to be taken. The minutes do not have to have verbatim every word that is spoken by every person.

The meeting was opened to people who had signed up to speak. Mike West asked that the people stick to subjects that were on the agenda.

Al Maurari stated that the bi-laws state that homeowners can speak about anything they want. He also said the secretary should put every word that is spoken by each person in
the minutes. For example the discussion about the FOBS – people should know exactly what was said. He said the meetings should be taped.

Mike opened the questioning up to whatever people wanted to discuss.

Deanie Cuchel would like to see if we could get a new mat for the pool and bookends for the library. David said she should come to the Board, and they can approve those items.

Gloria Stroupe said she spoke to Pam Bushnell and they are going to put a walking park where the Monterey golf Course used to be.

David Rosendahl said Pam Bushnell made sure that it was put in the city covenants that once the builders got a permit to build the first house, we will get our rec. lease paid off and get $200,000 cash. Ellen Tomas said that Mrs. Liberman (county commissioner) (?) put that in the covenants.

David Brutovski wanted to know if that includes building in Sabal Palm. David Rosendahl thinks that is does.

Ann Louise Douglas asked if Mainland’s had to pay taxes on that money. David Rosendahl said he checked with 3 accountants and they said no. Even if we did have to pay taxes, that is found money.

The question came up – if we get all that money, would we lower Maintenance payments. David Rosendahl said there were 2 schools of thought on that, and we could discuss it at later date.

Audrey Williams wanted to know if there would also be new landscaping done at our main entrance. David Rosendahl said that is part of the plan and would come after the painting is done.

Nancy Majors asked what went on at the President’s meeting with the city concerning Mainland Drive. David Rosendahl said they are looking to put a bike path on Mainland Drive, but Mainlands 1 & 2, Section 3 and Section 4 would all have to agree.

Gwen Parks asked if we were thinking about redoing the floor in the clubhouse. David Rosendahl said there are many people who want to do that, and there are also several solutions.

Alan asked how much we paid the policeman to be in our meeting. David said $111 per meeting. He does not want to have to pay this, but in the last few meetings, some people had gotten out of hand.

The meeting was adjourned.