

Mentone Cluster Development Owners Association, INC.

Board of Directors Meeting Minutes
May 22, 2007

With a quorum present, the May meeting of the Mentone Board of Directors was called to order at 6:10 by Stephanie Kolb, President, in the Recreation Pavilion.

Directors Present: Kolb, Castellani, Boyett, Martin, Cusumano, Bimstein

Directors Absent: Pepine, Williams

Florida Community Management Staff Present: none, Misty Sermons was present at the May 17th meeting

Unfinished Business

Pool fence:

Kolb discussed a bid to increase height of fence another three feet-approx. \$6850

Board decided to look into bids for security system instead of increasing fence height.

Castellani is looking into quotes for security systems.

Pool deck: possible structural damage, we are looking into scorching cement to match fractures in cement. This process lasts 5-10 years.

Landscape Maintenance Services: The board reviewed draft of Landscape Maintenance services by B. Cusumano. She will e-mail this to board members.

Roundabouts:

Castellani is looking into a bid for rock/pavers for the improvement of the three roundabouts in the neighborhood.

New Business

Pool monitor:

It was discussed if we should look into prices for a full time pool monitor during pool hours. The board voted no to this idea.

Pool heaters: Many resident complaints were made about the temperature of the pool. Therefore, the board decided to increase the temperature to 85 degrees. We will talk to Frank Pacella about possibly lowering the temperature to 83 degrees if need be to create a compromise.

New Board Member: Todd Fraser is invited to June meeting as a possible candidate for the board of directors.

New Committees: The board decided to make large issues into committees

Lawn/Landscape/Covenants: Cusumano, Castellani

Maintenance/Vendor: Kolb

Welcoming: Pepine

Budget: Cusumano, Fraser

Pool/Recreational Areas: Kolb, Martin, Bimstein

Communications: Boyett, Kolb

The board of directors will report on these new committees at each monthly meeting.

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Frank Pacella/Pool: Pacella informed Kolb that he does not want a golf cart for neighborhood duties. He would like to have a credit card with \$500 limit and one tank of gas a month. Pacella also needs to attend monthly board meetings to discuss any concerns.

Next Board Meeting: The next board of directors meeting is scheduled for June 21, 2007 at 6:00p.m.

Adjournment:

There being no other business to come before the meeting, **the motion was made by Director Kolb that the meeting be adjourned. It was seconded by Director Boyett. The motion carried. The meeting was adjourned at 7:24 p.m.**

Stephanie Kolb, PRESIDENT

Attest: Kristal Boyett SECRETARY

On June 21, 2007 a motion was made by Director Kolb , seconded by Cusumano that the Minutes from May 22, 2007 be approved as presented. The motion carried.