

Meeting Minutes for the Special Meeting of the Indian Trail HOA Board of Directors

Date: June 1, 2023

Time: 7:00 PM

Location: Community Pool

In Attendance:

Darlene Louderback (President)
Antionette Gilkes (Vice President)
Ralph DiGiacomo (Secretary)
Connie Oldekamp (Director)
Raymond Alfini (Director)

Absent:

Amy Knickerbocker (Treasurer)
Ellen Flynn (Director)

Notes:

The meeting was called to order at 7:07 PM by President Darlene Louderback. Roll call was taken, the Treasurer's Report was read, and the Minutes from the Annual Meeting and Organizational Meeting which took place on April 20, 2023, were read and approved.

The meeting started with a discussion about the chain link fence located on the west side of the Indian Trail Villas property adjacent to Royal Palm Beach Blvd. Darlene brought up an alternative solution to replacing the fence and proposed we plant Clusia bushes against the fence to increase privacy and add support to the existing chain link fences. The proposal was brought to a vote and passed 5-0.

A discussion took place about the entrance island. Currently, Kali is filling some of the areas with black soil where ferns will then be planted. There was no objection to this by any members of the board. Since this is part of Kali's day-to-day duties, no vote was needed on this topic.

A discussion was held about planting Clusia bushes around the dumpster areas to provide visual relief from the dumpster enclosures and to also add support to the fences that make up the dumpster enclosures. This proposal was brought to a vote and passed 5-0.

A discussion took place about alternate locations for bulk pickup. An area in the northwest quadrant of the community and some space on land owned by the association behind units 7-10 were discussed. No consensus could be reached among the board members, and it was agreed that Darlene would reach out to Waste Pro to see if we can place bulk pickup items in front of the units on Sunday nights and then have these items picked up from individual units instead of the community bulk pickup areas now in use.

A discussion about compliance in our community and how we are going to approach it took place. It was decided that Ray would be in charge of compliance for all of the units in the front of the community and that Ralph would be in charge of compliance for all of the units on Conaskonk Circle and Westecunk Drive. We also agreed that a letter will be sent out requesting a meeting with any homeowner with

violations on their properties asking them to either email the board with a time to meet with us or to contact us by phone. Ralph and Ray agreed to provide their phone numbers in the letters.

The camera in front of the pool area was discussed and Ray advised that there is something wrong with the camera itself, most likely an electrical problem which is causing the batteries in that camera to run down very quickly. The camera company will be called out to make repairs. A short discussion about the possibility of adding cameras to the dumpster areas was also discussed and Ray volunteered to contact the camera company about that as well.

It was decided that a discussion about the next round of roof replacements would be tabled until the next Budget Meeting later this year.

Adjournment:

The meeting was adjourned at 8:32 PM by President Darlene Louderback.

Respectfully submitted,
Ralph DiGiacomo (Secretary)