**PINEAPPLE PLANTATION HOA, Inc.**

**Minutes**

**Board of Directors Budget Meeting Minutes**

**December 16,2020 – 6:15 PM**

**Via ZOOM**

**Call to Order:** 6: 03PM by President Karl Chalupa.

**Roll Call:**  Directors present via ZOOM: President Karl Chalupa, Treasurer Michael Kwiat, Secretary William Wah. Absent: Robert Wildberger, Rachel Plumber. Advantage Property Management, Mike Pirelli, LCAM

**Minutes** of Budget Meeting: Motion by Bill to approve, second by Karl. All in favor, minutes approved.

**Treasurers Report:** Mike Kwiat reported that Association finances are on under budget for the year, Report attached. Motion by Karl 2nd by Bill to accept report All in favor report accepted and on file.

**Managers’ Report:** Report by Mike Pirelli, report Attached. Friendly email reminder to maintain homes and on street parking has been sent.

**Annual Meeting:** Mike P. suggested that the Annual Meeting take place on ZOOM as much as possible. Motion by Bill and seconded by Mike have the Annual Meeting via Zoom. All in favor, Motion carried.

**Committee Reports:**

* ARB; Mike P. reported all ARB requests have been processed in a timely manner.
* Safety; Mr. Wah stated that there are still issues with golf carts. Karl said he had had a conversation with Brian Bossio of the Stuart PD about cart and road rules.

**Old Business:**

* Documents; Mr. Wah reported that there is still much work needed to be done to get the revisions to the Attorney; additional items golf carts, signs and flags etc. Karl stated that he and Rachel would meet with Bill to finalize a draft to send to attorney.
* Golf Carts; covered in safety committee discussion. Karl said that he would write a letter for Mike to mail and post to the community.
* Motion by Karl, second by Bill to have Landscape by Seven strip and replant Jensen Beach Blvd. entry. All in favor, none opposed. Carried. Mike will contact contractor
* Motion by Karl, second by Bill to have Landscape by Seven to cut back trees and shrub growth behind Water Lily. All in favor, none opposed, Carried. Mike will contact contractor.

**New Business:**

* Storm shutters on house fronts; Board opinion that shutters on the fronts of houses should be removed when there is no danger of storms. This will enhance the appearance of the community and add value to the houses. Mike P. will send email and post on website this suggestion of the Board to the homeowners.
* Water usage; Mike to check on water usage on Wednesday and Saturday testing days

**Homeowners Forum:** Subjects; Lily pad growth, Violation letter to neighbor not caring for their back yard (Mike to investigate).

**Adjournment: 7:30 PM**

**Next Meeting; Wednesday January 13, 2021 6:15PM via ZOOM**

**Respectfully Submitted**

**Mike Pirelli, LCAM**