

SHANGRI-LA BOARD OF DIRECTORS OF DIRECTORS MEETING

FRIDAY, May 19, 2023

10:00 AM AT THE CLUBHOUSE

AGENDA

CALL TO ORDER:

RECORD OF POSTING OF MEETING:

ROLL CALL:

APPROVAL OF AGENDA:

CORRESPONDENCE: Received 2 letters regarding sprinkler issues. Complaints resolved. Letter Jill Morrison, Letter Dale Ward (no date, received 5-18-23)

READING OF MINUTES: April 21

TREASURER'S REPORT: Calvin

MANAGERS REPORT: Lorenzo Berry

MAINTENANCE REPORT: Jerry / Kevin sprinkler update. Sprinkler maintenance is currently in-house. If you have or suspect a problem with your sprinklers drop a note to the office. Please do not attempt a DIY repair. Good progress, so far 18 or more units have been serviced, from a leaky faucet to a complete system install.

Have parts to repair 3<sup>rd</sup> street laundry door.

Maintenance shop area (Calvin)

Clubhouse. A report that a rat was seen in the library, that the couch was practically eaten in half. A trap was set in the electrical Rm, and the library. Nothing has been trapped.

COMMUNITY CLUB REPORT:

NEW BUSINESS:

Duke Energy electrical Infrastructure scheduled to work May 16-18, possibly the 19<sup>th</sup>, to be completed Friday May 19<sup>th</sup>.

Prime-Scape has commenced landscape services. A walkabout with owner and foremen on May 12<sup>th</sup> to go over equipment on sidewalks, grass blowing, shrub trimming. Friday is the scheduled day, crews will alternate mornings and afternoons weekly.

An owner contacted Ameri-Tech regarding their desire to install solar panels, the board requested details, who, where, when.

Owners concerns with Termites.

PRESIDENTS REPORT: Deen

TECHNOLOGY: Kevin - Cameras for clubhouse are being tested at the office. Cameras for 3<sup>rd</sup> street being tested at the office.

Implementing a cost effective improvement to meeting audio.

OLD BUSINESS: Street lighting – Candelabra adapters arrived for comparison testing of LED lamps on 6<sup>th</sup> Street.

Custodial Service bids being sought. Cancellation of Integriserv contract effective June, 30 2023.

Drafting SOW for irrigation / sprinkler repair and maintenance contract. Please do not water grass, its doing more harm than good.

Palm tree trimming will occur 5 -6 July.

This is the last regular meeting until September 15<sup>th</sup>. Thank you for your support. Have a safe summer.

ADJOURN:

PRESIDENTS REPORT: Talking points.

1. General upkeep reminder. Unkempt properties give a lasting first impression. Potentially devaluing properties..
2. Feeding of birds and wild animals is prohibited.
3. Street seal coating. Statement of work developed for bid solicitation. Preserving streets longevity. Seal cracks or to not seal cracks. Which leads into...
4. Street resurfacing (grind and paving) monies being set aside to fund. The est'd cost was 120K, increased to 140k. Our goal as responsible stewards of your association, to avoid a special assessment.
5. The Bard AC systems are permanently out of service. Awaiting an estimate for a more cost effective alternate.
6. Improving laundry security. One solution being looked at is cipher locks with a 4 digit number. Summer project.
7. Showering at the pool – We may observe that area with video surveillance
8. Sprinklers – owners are reminded, sprinklers are association owned and maintained. Please do not remove their components. An inventory of lots in need of new sod will be taken.

**Summer reminders**

9. Speeding – Our narrow streets require for the safety of all concerned to obey the speed limit 20 MPH. Owners are asked to remind their tenants and guests.
10. Street Parking – Street parking even for a brief time, can result in delays of a medical emergency. It makes it difficult for emergency vehicles to navigate our narrow streets.
11. When meetings resume in September, a new Census, and a new Pet census will be sent out. As per Pinellas County regulations and laws, all Cats and Dogs are required to be current with mandatory shots.
12. Owners are reminded that a second vehicle requires authorization in writing from the owner giving permission to park in a carport or designated parking spot. Authorizations will be on file at the office.
13. Owners are reminded that dogs are not permitted to defecate on common areas. Common areas include the grass in front of units, grassy areas between units, alleys, the grassy area along the west wall to the curb.

14. All Dogs and Cats must be current with their pet inoculations in accordance with Florida, Pinellas County and Largo requirements.
15. For your safety and that of others, please be considerate and obey the pool rules.