

PARASOL HOMEOWNERS ASSOCIATION
ANNUAL MEETING
August 30, 2014

The meeting was called to order at 10:06. In attendance were J.D. Anderson, John Bridges, Doug Buelow, Buddy Bloch & Cindy Bloch, Jim & Ida Ginter, Alan Manning, Ed Cox, Lisa Laske, Charles Vick, Andy Tofe, Joe Mirabile, Jennie Legge, Tommy Allison, Carl & Carol McMurphy, Bob & Gail Thomas, and David Landry. There were 11 proxies counted. A quorum was established.

Parasol has a contract with a new gate company because of communication problems with the old company. New concrete is due to be installed on the exit side of the gate in two weeks. Jennie Legge asked about curbing to protect the landscaping at the entry.

Owners are asked not to store anything under the board walks. There will be a ramp placed at the west walkover to allow for easier wheelchair access.

A suggestion was made that Parasol charge a fee for new construction or at least require construction companies to obtain a bond to protect the association from possible damage to the roads or any surrounding area.

The test grass was discussed. The test should possibly run until the annual meeting in 2015 to see how it does through cold and heat. Other types of grass were also discussed. A motion was made to allow Pas Palum to be a test grass with the same restrictions imposed on the current test grass. The motion was unanimously passed.

The possibility of voluntarily adding individual lawn care to the Jubilee contract was mentioned. Obtaining a rate schedule from Jubilee was suggested but voted down.

Joe Mirabile presented a recommendation to hire an architectural design firm to submit a plan of capital improvement/beautification for Parasol. He had contacted a firm that he does business with and they had given him a cost estimate of around \$3500 for a proposal that would address such items as the front entrance (ingress and egress), replacement of Parasol perimeter fencing, improved landscaping, etc. Jim Ginter proposed that a committee be formed to oversee contracting a plan. The committee in the next paragraph completes that proposal.

A Capital Improvements Committee was established to report on long range needs for all Parasol common areas, including the pool. Several owners expressed interest in participating in this committee. Greg Carleton volunteered to coordinate establishing this committee. The committee will obtain at least two bids from professional architectural design firms, select a firm, and obtain a proposal by December 1, 2014. The committee is authorized to spend up to \$5000 for this proposal. The Parasol owners will make the final decisions on which parts of the firm's proposal will be implemented, and how this work will be funded. Exactly how the owners would review the proposal and decide was not established.

Immediate capital repair needs were discussed including the sidewalks, street gutters, lights and pool house. A proposal was made to hold off on capital improvements except for safety issues, which would be repaired as necessary. The proposal passed unanimously.

Empty lots need to be cleaned and fences around the property need repair.

The budget for 2015 was discussed. The numbers for the 2014 budget will be used except for an increase in the landscaping budget to \$25,000 and \$13,500 was added to cover required repairs if the capital improvements proposal was disapproved. The budget was approved.

There being no further business, the meeting was adjourned at 12:03.