

CURLEW LANDINGS HOMEOWNERS ASSOCIATION, INC.
BOARD MEETING MINUTES
NOVEMBER 17, 2005

Meeting was called to order at 7:00 p.m.

Present: Debbie Beaty, Manny Borg, Karin Daley, Tom Serridge, Rick Simon, and Alan Sinclair

Minutes: The minutes of the October 20, 2005 were presented for approval. The fund balance was corrected to read \$47,000. It was moved by Manny Borg, seconded by Alan Sinclair, and carried with a 6-0 vote to approve the minutes, as corrected.

Tom Serridge presented the financial report, stating that the total between checking and reserves is \$46,000. It was moved by Karin Daley, seconded by Rick Simon, and carried with a 6-0 vote to approve this report and file for audit.

Old Business

Annual party was reported to be a great success – approximately 104 people attended.

Monthly association dues coupons are being printed for distribution. Included in this mailing will be the notice regarding trash pick-up and a copy of the proposed budget for 2006.

Budget was reviewed and changes made. It was moved by Tom Serridge, seconded by Alan Sinclair, and carried with a 6-0 vote to accept the proposed budget.

The lien that was filed against 2347 Hanover has been settled with the bank. Curlew Landings HOA still waiting for their payment of unpaid dues.

New Business

One position remains open on the Board. Kathy Brissette has indicated an interest in serving. Debbie Beaty will contact Kathy.

Board reviewed a letter from resident requesting permission to extend patio. Permission granted, consistent with past practice.

A complaint was made against the Crawfords about keeping dogs leashed.

642 Drake Lane was sold to the Marleys.

Concern was expressed with the number of “for sale” signs being placed in front of the property/along Alt 19 entrance. Rick Simon stated that the City of Dunedin has no restrictions on signs placed in the right-of-way – therefore, the Board has no authority to have them removed. However, the Board agreed that a rule of one sign per unit be enforced.