

**PARADISE PINES RV CONDOMINIUM ASSOCIATION, INC.**

9300 N. 16<sup>th</sup> Street  
Tampa, FL 33612  
(813) 930-8036 (ext 311)

Board of Directors 1/25/2018 Workshop Meeting – **approved** minutes

President Jason G called the meeting to order at 11:01am

President Jason G requested that all phones be silenced

Establish quorum -Present: President Jason G, Secretary Nancy R, At Large Georgie R (via telephone).

Proof of meeting notice posted by 1/23/18 11:00 am

President Jason stated today's goal – identify initiatives & assign sponsors.

Nancy R. established guidelines - After each item is discussed by the Board, Owners will be asked to provide feedback. If there is general agreement to move forward on an idea, a sponsor will be assigned. Please limit discussion to merits of the idea, not the details to implement. She also provided a guide for proposal research.

Nancy R stated that the Board is currently neutral on these items and will make decisions based on proposal results that cover cost, need and community support.

There were ideas/opinions discussed regarding the following initiatives – volunteer sponsors noted.

- Speed control – Georgie R.
- Common area flag – Sally D. (lot 31), Steve C (lot 22) and Jeff (lot 7)
- Dog walk – Bob C. (lot 80)
- Bylaw amendments – Nancy R (lot 34)
- Declaration of Condominium amendments – Nancy R (lot 34)

Uniform Lot Number markers were discussed. The current park numbering is on the street in front of each lot and it has been noted that they are not always easy to see. Various forms of signage were discussed. Although there seemed to be community support for this idea, it would be difficult to agree on the form of signage. The Board will send an email suggesting that lot owners add some type of visual signage with their Lot Number.

The most recent draft of procedures/rules for Lease and Purchase were discussed. With Vanguard's help we have a revised proposal. The primary change is to allow existing renters to renew lease, move to another lot or purchase without completing the "Application and Screening Information Form" each time. A new form "Lease Renewal/Lot Change Form" was created. Nancy R indicated that she would email the drafts of the new form and amended rule/procedure to Owners for review. Initial Owner feedback was favorable.

President Jason discussed implementing a rule of no pets allowed in the clubhouse. Owner feedback was favorable.

Ideas from Owners

Mike W (lot 17) made a suggestion to charge an additional maintenance fee for rental lots. Discussion regarding possible benefits and disadvantages. No one was willing to sponsor. No further action.

President Jason made a motion to adjourn at 11:50am. 2<sup>nd</sup> Georgie R. All in Favor/ unanimous.

Respectfully Submitted,  
Nancy Rosengren, Secretary