

**FAIRVIEW PROPERTY OWNERS' ASSOCIATION, INC.**  
**BOARD OF DIRECTORS MEETING**  
**Heritage Room**  
**April 15, 2021**  
**9:40AM**

Pursuant to duly given notice, the Board of Directors for Fairview P.O.A, Inc. was called to order by President Chuck Devine at 9:40 am on April 15, 2021, in the Heritage Room, Sun City Center, FL.

**ROLL CALL:** Board of Directors present included Chuck Devine, Susan Carpenter, Joy Frisch (via speaker phone) and Barbara Tater. Marge Weber was unable to attend this meeting. A quorum of the board was declared present. Also, in attendance were two members of the association, and Kathy Trimmer, as a representative from Communities First Association Management.

**APPROVAL OF MINUTES:** Motion was made by Susan Carpenter, seconded by Barbara Tatar and unanimously approved to accept minutes from February 17, 2021, Board of Directors Meeting as presented

**PRESIDENT'S REPORT:** Chuck Devine requested approved board meeting minutes from the February 21<sup>st</sup> meeting be sent out to the membership via email. Chuck reminded everyone that any exterior changes, including roofs need to submit an architectural request. Request forms can be found on the Fairview website. Chuck also reported that the majority of members have indicated they're happy with improvements made and overall condition of their lawns.

**TREASURER'S REPORT:** Kathy Trimmer provided recap of March 2021 financials with variances identified.

**MANAGER'S REPORT:** Kathy Trimmer reported inspection of the association was completed on January 21, 2021. While the large majority of observations have been resolved, one property continues to have outstanding issues that need attention.

**OLD BUSINESS:**

- **Sidewalk Repair:** Joy Frisch reported that she has contacted Hillsborough County regarding follow up on sidewalks previously reported. A few areas have been identified by the county and marked for repair. Request was made for sidewalks on Weatherford Drive be inspected, and sidewalk at 1020 Ardmore was not identified as being on list for repair, although it has previously been reported to Hillsborough County.
- **Architectural Guidelines:** Susan Carpenter reviewed the draft guidelines with changes made as recommend at the February board meeting. Upon review it was recommend that roof cleaning and location of rain barrels be clarified. Draft of Guidelines will be provided to the members prior to approval at the July 15, 2021 board meeting.
- **Entranceway Enhancement:** Joy Frisch and Laura Lee presented proposals from Ron Callahan in the amount of \$765.00 for pressure washing, caulking, and painting the wall and name plate. Dale's Designs proposed \$900.00 for painting the name plate only. A motion was made by Susan Carpenter, seconded by Chuck Devine and unanimously approved that proposal in the amount of \$ 765.00 presented by Ron Callahan be accepted. Laura Lee suggested plants such as the large bird of paradise be considered as well as transplanting some of the existing plants within the flowerbeds at the entranceways. After a brief conversation it was agreed that Martin Padilla with Bright View – Landscape Enhancement be contacted for on-site visit with Laura for review and recommendations.

## **OTHER BUSINESS:**

- **Rain Barrels and Compost Bins:** Laura Lee reported that Hillsborough County is offering zoom classes with information on compost bins and rain barrels. Registration information can be found on the Hillsborough County website.
- **Rental Restrictions:** Kathy Trimmer reported current rental restrictions are homes may be rented one time per quarter. Rental restrictions will be reviewed at the Annual Meeting in November to determine if membership would support additional restrictions.
- **Inspections:** Inspections of the association will be completed by golf cart on April 21, 2021.
- **Board Meeting:** The next board meeting is scheduled for Thursday, July 15, 2021 at 9:30 a.m. Signs will be posted prior to the meeting.
- **Annual Meeting:** The Annual Meeting is scheduled for November 11, 2021 at 9:30 a.m. in Room 3. A notice will be sent out to the membership prior to the meeting.

**ADJOURNMENT:** There being no further business, meeting was adjourned at 11:50 am.

Respectfully submitted,

Joy Frisch, Secretary  
Kathy Trimmer, Reporter