

**ABERDEEN PROPERTY OWNERS ASSOCIATION
VILLAGES OF THE EAST ABERDEEN COMMITTEE
MARCH 5, 2008**

Irving Alpert, Chairperson, called the meeting to order at 9:00 a.m.

PRESENT: Irving Alpert, Moorings David Lovit, Isles
David Guss, Landings Mary Underwood, Harbours
Ralph Hochman, Coves Doris Zobal, Shores

MEETING MINTUES: **Irving Alpert** made a motion to approve the previous meeting minutes as presented; Ralph Hochman seconded the motion; all were in favor.

FINANCIAL REVIEW: **Irving Alpert** informed any function that takes place that does not have a charge is considered a clubhouse event; the other categories are social events (expenditures). A paper trail for all expenditures is kept for auditing purposes.

CHAIRPERSON REPORT: **Irving Alpert** announced this will be the last committee meeting for David Guss and Davit Lovit. The passing of Hy Krasney from the Coves was acknowledged. He was a previous chairperson of this committee for a good number of years.

COMMITTEE REPORTS

CLUBHOUSE REPORT – David Hirsh handed out and read his report. (Report attached)

POOLS/FITNESS CENTER – Paul Stabile informed he contacted two (2) contractors to provide bids for the repair work needed around the pool coping, but only one (1) contractor responded so far. The price for repair work at the Landings pool would be \$1,370, and \$1,700 for the clubhouse pool. The blue bricks that borders around the pool, which are no longer available for purchase, will be removed and replaced with cool deck.

Paul discussed the keyless exit at the pools in the Landings and Isles. They both should have levers due to the new law for handicapped people. The price to redo both pool exit gates will cost \$815.79.

David Lovit discussed long term planning, and handed out his first report. He asked if anyone had any questions regarding the report, to please email him. This will be discussed further at the next meeting.

HOUSE COMMITTEE: Ralph Hochman informed he was quoted a price of \$700 to speed up David Hirsh's computer. Ralph authorized Izzy to install chicken wire to keep the pigeons away. Quotes were obtained for the tennis court lighting. The estimate to install two (2) big sensor lights at the pool area is \$350, and a total cost of \$4,000 for the entire job. A light switch will be installed inside the tennis courts for manual use. The new stove for the kitchen was purchased for \$407 and will be delivered tomorrow. Three (3) vendors provided quotes to reupholster the card room chairs. Miller Mills was the best price at \$61.25 per chair, plus a guarantee. There are 56 chairs that need reupholstering.

LANDSCAPE COMMITTEE: Doris Zobal informed red mulch was put down where the flowers were. Once the drought is over, new flowers will be installed.

MANAGERS' REPORT – Lisa Teets gave her report. Lake Okeechobee is currently at a record breaking low. The lakes should be at 14.5', but are now below 10'. Hand watering is permitted

on newly installed plantings. The concrete under the pedestrian bridge is breaking away. The original builder was located and we are currently trying to investigate who hired him. The bridge does not belong to Aberdeen and there is no permit for it. Random children continue to throw the cones into the canal. Lake Worth Drainage, South Florida Water Management, and Aberdeen would all be held responsible if anyone should get hurt at the bridge. The POA meeting has been rescheduled to Monday, March 10, 2008 at 3:30 p.m., and Congressman Wexler will be in attendance. The insurance company was contacted regarding the donated gym equipment, and both pieces of equipment are covered in the insurance policy if anyone should get hurt on them.

OLD BUSINESS

Brunches - Irving Alpert reported brunches will not be planned until someone volunteers to run them.

Heaters/Chillers – Irving Alpert asked where the money is being taken out from for the heaters and chillers at the pools. Lisa gave a break down of the expense.

Computer Room – Irving Alpert informed the Committee that the Computer Club is no longer in existence. He spoke with Herb Foxman regarding who should over-see the computer room. His recommendation will be announced at a later date.

Fire Department – Irving asked David Hirsh if he was able to contact the fire department to inquire about the clubhouse occupancy permit. It is not known if a permit was ever issued, David is to obtain a copy. Mary informed she will get with David prior to obtaining a copy.

Kitchen Stove - Ralph made a motion to expend \$407 to replace the kitchen stove, which will only be used for heating and not cooking food; David Guss seconded the motion; David Guss asked if anyone contacted the insurance company to find out if the oven is covered in the policy, Lisa informed it's included in the policy; all were in favor.

Card Room Chairs - Ralph made a motion to permit Miller Mills to reupholster the 56 chairs in the card room for an amount not to exceed \$3,800; David Lovit seconded the motion; all were in favor.

Pool Gate Locks – Irving Alpert asked about changing the locks at the Isles and Landings pool gates. David Lovit informed there is currently only one bid that was submitted on this item, and suggested more bids should be obtained prior to moving forward. Irving informed the locksmith that provided the bid has been working for Aberdeen for a long time, and is well trusted. The total cost is \$329 per lock. Ralph made a motion to have a keyless lever installed on one (1) exit gate at the Landings pool and one (1) exit gate at the Isles pool, not to exceed \$700; David Guss seconded the motion; all were in favor. This expense will come out of the pool repair line item.

New Clubs – Irving Alpert reported that he has received requests for two (2) groups to become clubs. David Lovit made a motion to allow the Aberdeen East Singles Club to form, subject to certain procedures (attached); Mary seconded the motion; much discussion took place; motion carried five (5) to one (1).

David Guss made a motion to allow the Snowbird Club to form; there was no second to the motion; discussion took place; motion failed.

NEW BUSINESS

Outside Lighting – Irving discussed the outside lights at the tennis courts and pool area. Ralph made a motion to install a pole and two (2) sensor lights for a cost of \$350 at the main pool;

Mary seconded the motion; all were in favor. Ralph made a motion to install a timer inside the gate at the tennis courts, as well as install four (4) posts to illuminate the parking lot, for an amount not to exceed \$4,400; discussion took place; David Guss seconded the motion; motion passed five (5) to one (1). This expense will come out of the East Amenities Contingency Reserve.

Vandalism – David Lovit read a letter from an owner informing alcohol is being consumed at the pool. Ralph stated there was a blurb put in the newsletter informing alcohol is not permitted at the pool. David Lovit made a motion that consumption of alcoholic beverages not be permitted at the pool; Ralph requested an amendment be made to that motion to state alcoholic beverages not be permitted at the pool and tennis court areas. David Lovit moved to make a motion to not allow alcoholic beverage consumption at the pool and tennis court areas; Ralph seconded the motion; discussion took place; all were in favor.

GOOD AND WELFARE

An owner asked if future meetings can be held in the other room due to such a large turn out.

An owner suggested if no drinking is permitted, signs should be posted indicating the new rule.

An owner asked if more handicap parking spaces can be made available.

An owner asked about the Social Events budget, and where the money from the sales went. The same owner asked about the money for brunches. He also informed some people do not always sign-in when they use the gym in the afternoon, and the room gets very hot with the fans not on. He also spoke on events and brunches.

An owner spoke on executive sessions and that all meetings should be open to members unless a lawyer is present.

An owner informed the kitchen needs to be cleaned.

An owner informed the landings pool furniture and awning needs to be cleaned.

Paul Stabile spoke on the fans at the gym being turned off at noon.

David Lovit informed only 154 people are currently on the Aberdeen email list. He requested owners ask their Presidents to sign up. He also reminded the committee members to think before making hasty decisions.

Doris Zabal informed a letter to Hy's wife should be sent.

With no further business needing to be discussed, Ralph made a motion to adjourn the meeting at 11:07 a.m.; Mary seconded the motion; all were in favor.

Respectfully Submitted,

Joyce Martelli

Joyce Martelli, LCAM
Recording Secretary