

# MADISON GREEN MASTER ASSOCIATION

## Board Meeting

May 22, 2019 at 6:30 pm  
Madison Green Clubhouse

### Officers and Directors

Charlie Larsen, President  
Mike Axelberd, Vice President (Absent)  
Paul Read, Treasurer  
Maxine Yoss, Secretary  
Gary Garramone, Director  
Bernie Holmstock, Director (Absent)  
Dave Schenkelberg, Director

### Management

Kerri Peters, Property Manager  
Pati MacDonald, Assistant Manager

1. **Established a Quorum**
2. **Affirmation of Proper Notice:** Mr. Larsen stated the meeting was properly noticed and in accordance with the By-Laws and a quorum was present.
3. **Called to Order:** Mr. Larsen, President, called the meeting to order at 6:30 pm.
4. **Pledge of Allegiance.**
5. **Approval of Minutes** –Mrs. Yoss made a motion to approve the minutes of the Board Meeting from April 24, 2019. Motion seconded by Mr. Read and unanimously approved.
6. **Treasurer’s Report:** Mr. Read reviewed the Treasurer’s report from April 2019.
7. **Property Manager’s Report:** The Property Managers report was distributed to the Board and residents.
8. **ARC Report** – The Assistant Property Manager reported the following are the MGMA ARC activities since the last report given on April 24, 2019. The MGMA ARC Committee meetings were held on April 30th and May 7th. A total of 20 ARC’s were reviewed and 19 were approved by the committee. A total of 8 ARC final inspections were done and approved. There were 12 forfeits for the month of April.
9. **Committee and Board Liaison Reports**
  - **Golf Course Liaison Report** – Mr. Garramone reported that there have been 2 tournaments held at the golf course so far. He also stated that they will be busy with banquets this summer.
  - **Lakes Liaison Report** - Mr. Larsen reported that he contacted Lakes Management regarding the brown water in the lake 17. The lake was tested and we are awaiting the results. Mr. Schenkelberg suggested sending an Eblast to residents that back on to the lakes asking them to trim their coconuts, dispose of them properly and not throw them in the lakes.
  - **Landscape Liaison Report (Seasonal)** – Mrs. Yoss reported that the new seasonal flowers have been planted and are doing well. Mrs. Yoss made a motion to ratify the seasonal flowers proposal from Mainguy in the amount \$4,696.25. Motion seconded by Mr. Garramone and unanimously approved.
  - **Landscape Liaison Report (Grounds)** – No report.
  - **Activities Liaison Report** – Mrs. Peters reported that the Annual Pool Party will be held on June 29<sup>th</sup> from 11am to 2pm. She stated that we will be hiring a DJ soon and are working on the food arrangements.

**10. Collections/Legal** – Mr. Schenkelberg read a list of properties that are delinquent in their Maintenance fees. Mr. Schenkelberg made a motion to suspend use rights of the members and members tenants, guests, and invitees, if any, located at the following addresses;

to use the Clubhouse facilities until their accounts have been paid in full. Motion seconded by Mrs. Yoss and unanimously approved.

**11. Old Business** – No report.

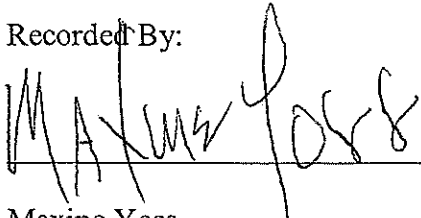
**12. New Business**

- **Design Committee** – Mr. Garramone stated that a new Design Committee has been formed to determine new color schemes and roof colors. The Committee consists of Mr. Garramone, Ms. Pati MacDonald – Assistant Property Manager, Mrs. Kathy Cottier – resident and Chairperson of the ARC Committee, Mrs. Marty Ross - resident and former ARC Committee Chairperson and Ms. Piper Gonzalez, resident. The first meeting will be held on June 30<sup>th</sup> at 6pm and will be open to residents. Mr. Schenkelberg made a motion to appoint the listed members to the Design Committee. Motion seconded by Mrs. Yoss and unanimously approved.
- **Music Club** – A Homeowner is requesting a music Club at the MGMA Clubhouse. She would bring some other residents but would also be bring in outside guests. Mr. Schenkelberg made a motion to approve the music club to host an event each week, provided that at least two Madison Green Residents are in attendance pending approval from our insurance agent. Motion seconded by Mrs. Yoss and unanimously approved. The Board asked the property manager to check with our insurance agent.
- **Petty Cash** - Mr. Read made a motion to approve raising the Petty Cash amount from \$300.00 to \$500.00. Motion seconded by Mrs. Yoss. For the Motion; Mr. Larsen, Mr. Garramone, Mrs. Yoss and Mr. Read. Against the motion; Mr. Schenkelberg. Motion carried.
- **Tennis Courts** – Mrs. Peters asked the Board to make a motion to change the color of the basketball court color to blue and orange. Mr. Schenkelberg made a motion to approve the change to the basketball court color to blue. Motion seconded by Mrs. Yoss and unanimously approved.
- **Holiday Lights** – Tabled.

**13. Open Forum**

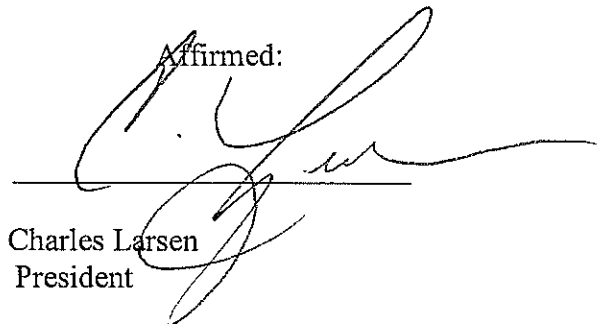
**14. Adjournment** – Mr. Read made a motion to adjourn the meeting. Motion seconded by Mrs. Yoss and unanimously approved.

Recorded By:



Maxine Yoss  
Secretary

Affirmed:



Charles Larsen  
President