

**Tahitian Place HOA Board of Directors**  
**May 30, 2024**

Proof of Notice

Notice posted in the approved spot

Establish Quorum

Bonnie & her husband, Darla, Michelle, Jake and Sue

Call Meeting to Order

Meeting called to order at 7:15 p

Approval of Meeting Minutes — March 9, 2024 & April 20, 2024

03/09/24: unanimously approved

04/20/24: unanimously approved

Treasurer's Report

Review of April Financials

Sue will issue corrections to what was sent: Operating account \$5,387.82; Reserves account = \$25,508.43

Review Delinquent Accounts

Delinquent fee for unit 32 effective June 1; others are fixed or current.

Tree work in back of property and the palm trimming

Old Business & Updates

- a. April Meeting Recap
- b. Erosion— Gutters Carports  
Erosion: Bonnie will call the City of Dunedin and Blue Water (a recommended source by Sue) about dredging our portion of the Jerry Branch; roof gutters need to be redirected to the parking lot;  
Gutters: some need cleaning – Sue will re-contact the landscaper to complete the work
- c. Bids for Common Area Beautification  
Sue said that Carrie will provide a quote to fix the picnic table in the common area. Darla will reach out to vendors (Sue suggested: Palm Harbor Sign and Design) to get quotes on the signs; motion to remove cameras in use sign; approved unanimously
- d. Dumpster Fence Repair  
Bid provided was for \$575.00; Darla will look into others
- e. Fence between Tahitian and King Arthur's Court: Fences are fine as they are
- f. Update on Roof Replacement Requests: Sue has an ongoing list that is being collected by Emily
- g. Workshop Association Documents  
Bonnie will send an email to BOD for dates that work for everyone. Tentative times are for mid July.

New Business

- a. Review of Property Inspection  
Issues were noted in a spreadsheet and letters were sent out; next inspection will be six weeks from 05/03/24 by Sue and Cindy
- b. Rule Violation Process
  - a. These will be reviewed with our current rules.
  - b. Letter Review Prior to Mailing. New letters will be sent to Bonnie before they are sent out

Brief Open Discussion

Bonnie will get the information to interview Unit 4 tomorrow.

Adjournment

Motion made by Bonnie; seconded by Michelle. Meeting adjourned at 9:00 am.