

Mainlands Master Association Inc.
Virtual Board Meeting
Wednesday April 14, 2021 9:00 AM

<https://global.gotomeeting.com/join/912901909>

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United States: [+1 \(571\) 317-3112](tel:+15713173112)

Access Code: 912-901-909

- Call to order 9:02 AM
- Roll call
 - Unit 1 Liz Rumore, Dorothy Muller
 - Unit 2 Jim Schimpf, Alan Waldauer
 - Unit 3 Frank George
 - Unit 4 Linda Byrd, Ken Krywanek
 - Unit 5 Kevin Pilsbury, Stuart Hoff
 - Unit 6
 - Unit 7 Judy Bartlett, Phyllis Clark
- Dispensation of January, 20 2021 Master meeting Minutes
 - Motion to approve minutes by Ken Krywanek, 2nd by Liz Rumore. Passed 6/0 Unit 6 absent.
- Old business
 - A. Common Use Agreement
 - 1. The draft of the common use agreement was discussed and the legal counsels' notes on the matter were reviewed. Clarification is needed on a few items and they need to be sent back to the attorney. The boards agreed to follow the legal counsel advice and have a set date for budget meeting and to remove the fob access penalty. Unit 7 voiced concern about changing the front entry maintenance from pro-rate to equal split. Units 2, 3, 4, 5, 7 agreed to send it back to the attorney with pro-rate. Unit 1 opposed. No final action taken on these items as they are waiting for final copy of the Common use agreement to be drafted by attorney and reviewed by the seven associations for signing.
- New business
 - A. Emergency Gate Access
 - 1. Linda Byrd made a motion to purchase an emergency siren activation for the gate not to exceed \$1,000. 2nd by Jim Schimpf. Motion passed 6/0
 - B. Long Term Office Lease
 - 1. Jim Schimpf made a motion to pursue a longer term lease at the offices current location. 2nd by Linda Byrd. Motion passed 5/0.
 - C. 102nd Ave Gate
 - 1. Motion made by Dorothy Muller to install a gate on 102nd Ave. 2nd by Jim Schimpf.
It was reported the Ken Krywanek and Joe Polkowski met with the city of Pinellas Park. There are two options to take control of 102nd Ave Street. First is requesting the city vacate the property. This option may not be viable as once the city vacates the property it reverts to the abutting properties. Second option to lease the property from the city. Also, not a viable option because if someone challenges the gate and lease the city will have the right to cancel the lease and we would have to remove the gate.
Motion failed to pass 0/5
- Liz Rumore made a motion to adjourn the meeting. 2nd Jim Schimpf. Passed unanimously.
Meeting Adjourned 10:46 am