

**MADISON GREEN MASTER ASSOCIATION  
BOARD OF DIRECTORS MEETING  
MINUTES  
September 28, 2010, 6:00PM**

President Marc Oliveri called the meeting to order at 6:00 p.m.

Officers & Directors present: Secretary Craig Fialkowski; Directors Steven Feiertag; Vern Hetherington, Max Mollohan

Quorum was established.

Pledge of Allegiance.

Motion by Steve Feiertag to approve the minutes from August 25<sup>th</sup> 2010.

Vote: 5-0

Motion Carries

**Reports:**

Attorney John Kinsey:

16 Homeowners on Payment Plans.

15 Proposed payment plans

Motion by Steve Feiertag to proceed with John Kinseys proposal to withhold title transfer of owner while they are making payments in accordance with the payment plan agreement.

Motion Vote: 5-0

Motion Carries

Motion by Steve Feiertag to approve filing foreclosure proceedings against list attached of 46 homeowners at a cost of \$650.00 per property. Total cost \$29,900.

Motion Vote: 5-0

Motion Carries

Treasurer: See attached report from treasurer

**New Business:**

Allstate Resource Management -Discussion of their resignation and approval of new contract terms.

Discussion of 6-7 lakes that would be eligible for grass carp out of 22 lakes. Allstate expressed concerns about increased level of calls from homeowners and management related to lake maintenance, which is requiring them to increase their onsite visits and use of product. Allstate will remain onsite on a month to month bases until we either negotiate a new contract with Allstate, or find a replacement. Allstate is requested a 25% increase in their contract in order to maintain the community to our standards.

Motion by Craig Fialkowski to approve Allstate new contract as proposed for the next 3 months and to stock 2 lakes with carp including barriers. Review after 3 months.

No Second.

Motion Fails.

Motion by Vern Hetherington to authorize President to negotiate contract with Lake/Preserve maintenance company at current cost..

Motion Vote: 4-1 (Craig Fialkowski Against)

Motion Carries

Hiring Committee:

Hiring Committee recommends Michael Quinn to be hired at \$55,000 for a 4 month probationary period, to be raised to \$60,000 retroactive to date of hire once probation is passed.

Motion by Steve Feiertag to hire Michael Quinn based on the committee recommendations.

Motion Vote: 3-1-1 (Max Against, Vern Abstained)

Motion Carries

Concrete work at Palm Estates Golf Cart path.

Proposal attached regarding Palm Estates request to pave the golf cart path along the East side of their community by the monument wall.

Motion by Vern Hetherington to approve the concrete proposal.

Motion Vote: 5-0

Motion Carries

Discussion by Marc Oliveri about the possible removal of the pine trees by the pool. The pine needles are getting trapped in the skimmers and filter potentially causing damage to the equipment.

Tabled for the Property Manager to address the situation.

Motion to Adjourn by Steve Feiertag

Motion Vote: 5-0

Motion Carries

Meeting adjourned 8:02 PM

Open Forum:

Computers in the office need to be looked for either repair or replacement.

Discussion of tribute to Kim. Possibly naming the meeting room, or tree in his honor. To be discussed at the next meeting.

Pool pumps making noise. Not sure what the problem is. Eric Ford walked the property with Fred to see what the problem is.

Concerns from homeowners about Queen palms that are affected by the fungus not being replaced.

\_\_\_\_\_  
Secretary

Date: \_\_\_\_\_

\_\_\_\_\_  
President

Date: \_\_\_\_\_