

PBI Minutes June 11, 2013

Location: 1071 Fairview Lane

Directors Present: Bill Contole- Pres., Chip Lubeck- V. Pres., Barbara Oetzman- Treasurer, Martin Murphy, Don Neuman- Security, David Brady, Sherry Temple, Gail Warfield, Peter Frey, Sharman Nicholson- Secretary

Directors Absent: Rob Jacobs, Bill Coffey

Guests: Matt Lynch, Jeffrey Ives, Michael Dean, Judy Miller, Amanda Witt, David Searcy

Minutes: Reviewed previously by email

Treasurers Report: Att. bill increase \$293. for cameras- breakdown \$51. p/mo.
Note to everyone; when security tapes are reviewed at the police department there is a Charge.
Treasures report approved.

Old Business: Discussion by Messieurs Lynch & Ives of City grounds keeping and responsibilities clarification that at no time did PBI or anyone affiliated instruct City not to continue in their grounds keeping responsibilities.
Fact is City of RB subcontracts its work out, perhaps John Williams head of Recreation and Parks could clarify.
1191 Pine Point does not feel they specifically should pay what everyone else pays for dues in respect to landscaping.

Continued old discussion of Pine Point dissention- signage a problem as stated by Bob Chiara in 2012 PP did not want to change sign to read PBI.
Clarification of discussion -when bids were requested for signage and landscaping Pine Point was included in bids as can be seen on paperwork available. Dave Brady stated the non-inclusion of Pine point was at the direction of the PP residents in 2012.
Motion was presented by Sherri Temple to send a letter to all residents of PP . The Letter of Intent requests all PP residents to affirm their desire to be included in the renovation of signage, to read PBI and identical landscaping to the other three entrances.
Motion was passed all in favor of Letter of intent.

1071 Bimini is a continuing problem with grandchildren not caring for property adequately, electric turned off – pool and mosquitoes and possible damage to adjoining property- need to review FL Statues.

Beach Access to the north of Oasis must be tended. Marriott presumably takes care of S side of Marriott.

1150 Coral Way was demolished by the City of Riviera Beach due to nonpayment of a Judgment for\$350k in past due fines imposed by the City of RB on Gary Ward. There was a payment of 10K to tear the house down with an agreement that Mr. Ward would landscape and water the existing lot till sold.

New Business:

Dave Brady and Chip Lubeck are working on the Architectural Review Guidelines. How can the Association assist in the building process to stop damage before permits are issued that do not comprise our existing guidelines? More information must go out to

Pg. 2 PBI Minutes June 11, 2013

Realtors so that all prospective Buyers are aware there are an HOA that is part of the purchase. All agreed an application should be filed by prospective Purchasers thru their respective Realtors stating they are aware there are Covenants and Dues required.

Proposal was suggested to amend our existing documents stating NO Weekly Rentals. Sherri and Marti to work on Rules. Owners must be aware they have to pay a Bed Tax to the STATE of FL and register as a business.

Don Neumann met with Commander Leonard Mitchell of RB Police Dept. the intruding car and passengers searching for their Yorkie was traced to WPB they are trying to identify if it was a stolen vehicle, this is pending information.

Marty Murphy estimates property tax will increase 5.8 % on Singer Island.

Next meeting Aug 2 at Dave Brady's home.