

BUILDING & GROUNDS COMMITTEE
MARCH 3, 2014
MEETING MINUTES

1. 10:00 A.M. ROLL CALL: Present were Charlie Worden, Diane Young, Dan Mahoney, Gloria Stark, Ken Robert. Absent were Scott Hollstadt and John Lancia. Also in attendance were John Fendick, Ted Grabowski, Marilyn Hermann, Sharon Williams, Helen Petty, Joe and Joyce Kent, Betty Jett, Ray Pasternak, Dave Churchill, Rickie Mills, Larry Dobson, Ben and Ina Stark, Nancy Dunlap, Mary Riley and Cathy MacLean.

2. SAFETY COMMITTEE REPORT
Dan Mahoney emphasized that we all should make non-residents and guests aware of our Rules and Regulations for the safety of everyone in the Park. He also wanted to make sure new stop lines would be painted at the stop sign locations in the Park if the seal coating project is approved by the Park residents.

3. SEWER PROJECT UPDATE
Low Sewer Services is continuing to re-line the sewers. Unfortunately, the most difficult work has been scheduled at the end of the job, which is where we are at now. Progress will be according to ground water levels in the work areas and the amount of rain we encountered.

4. DOCK APPLICATION UPDATE
No official approval as yet.

5. MANGROVE TRIMMING UPDATE
The question arose why are some areas trimmed higher than others. Chairman Robert said he will get an explanation. After researching the question, the answer he found was as follows: We had abnormally high amounts of rainfall last summer which stimulated abnormal growth. The growth of the mangroves is not uniform along the shoreline. There are three different species of mangroves at Eagle Point; red mangroves, black mangroves and white mangroves. According to Florida Law, a Licensed Arborist 1. Cannot remove more than 25% of the foliage annually. 2. Top trimming or hedging may only be performed to the height that does not defoliate or otherwise damage the tree. When leaves, growing tips on branches and main stems are removed beyond a certain point, the survival of the mangroves is very doubtful. This is why the topping, of especially red mangroves, can be so damaging.

The good news is eventually (year after year), those higher mangroves can be lowered through "stage-reduction trimming" by a professional mangrove trimmer. State and Federal penalties are severe and would be very costly to Eagle Point if we damage the mangroves.

6. SWIMMING POOL WORK
It was explained what the swimming pool project would entail if approved by the residents.

7. OTHER MAINTENANCE ISSUES

A suggestion was made to put mulch or stone with curbing under the coco plums. Ken Robert will review this possibility.

8. QUESTIONS AND DISCUSSION

It was suggested that we post emergency phone numbers somewhere in the event that something major occurs and a Board member is not available after hours or on weekends.

A discussion ensued regarding hiring a part-timer. Several points were brought up: The minimum wage is going up; work to be performed for individual residents should be after hours; it was suggested that Al Fendick be assigned strictly to landscaping, gardening and outside work and hire a new maintainer; have a monthly list of jobs to be done and see if they are accomplished . . . etc.

9. The next meeting will be Tuesday, April 8, 2014 at 10:00 A.M. in the Park Office.

10. Meeting adjourned at 11:26 A.M.

Respectfully submitted,

Kenneth J. Robert, Chairman