



**PASEO MASTER HOMEOWNER'S ASSOCIATION, INC.
BOARD OF DIRECTOR'S MEETING MINUTES
September 20th, 2022**

Meeting called to order by Mike Pawielski at 5:00 pm

Proof of notice:

Adam Radler verified proof of notice.

Determination of quorum:

Mike Pawielski verified a quorum of all in attendance. One Virtual

Board Members in Attendance:

Mike Pawielski – President
Ron Bendell – Vice President
John Lines – Treasurer
Dave Cabell – Secretary
Lynda Adler – Director

Management in Attendance:

Adam Radler – General Manager/KW

Approval of Prior Meeting Minutes: August 24th, 2022. John Lines motioned to approve meeting minutes as submitted. Mike Pawielski seconded the motion. All in favor – The motion passed unanimously.

Member speaking time related to agenda items:

None.

Reports

- a. President: No report
- b. Treasurer: No Report
- c. General Managers: Adam Radler spoke and gave report. Gave update on the drain water lines. Staffing update.
- d. Committee Reports



- a. Pickleball Committee: Lynda Adler gave an update. Pickleball began working on the reservations system for this coming season.
- b. DRC Committee: Ron Bendell spoke. All submissions have been approved. Discussion of updates to the DRC Guidelines.
- c. Maintenance Committee: Dave Cabell gave update. Met on September 19th. 26 outstanding items left to be completed.
- d. Landscape Committee: Dave Cabell gave update.
- e. Technology Committee: Steven Brown discussed the access systems.
- f. Tennis Committee: Tennis has not met.
- g. Joint Committee: A meeting will be taking place in one week.
 - i. Hog Committee: Lynda Adler discussed that a new hog trapper has been found with an approximate \$11,000 per annum for year one with a built in safeguard of only starting to pay when they kill 4 hogs.
John Lines mentioned that it should be a joint payment of the CDD, Master Association, and the 2 associations most affected.
Lynda Adler agreed to have this suggestion as a plan B with plan A being that a proposal be sent to the CDD for their entire consideration. Precedent was paid \$9,000 last year and only one hog was caught. With all of the trapping happening on CDD property, this would be easier.
- e. Joint Association: Lynda Adler gave an update. The committee worked with the DRC and Landscape committees.

Old Business

- a. Tiki Project Equipment Approval: John Lines made a motion to accept the Beltram Quote for the equipment part equipment reserves and part working Capital for \$199,098.22 contingent upon the building permit. Mike Pawielski seconded the motion. Adam opened discussion. All in favor of moving forward – the motion passed unanimously.

New Business

- a. Access Control System: John Lines motioned to approve the quote from Fiber Solutions for \$52,521.33 contingent upon verifying if that includes sales tax, elimination of them selling the cards, and the mobile ID issue. Ron Bendell seconded the motion. John Lines opened up for discussion. All in favor – the motion passed unanimously.

Member Speaking Time:

Extensive membership discussion. Please review video for reference.



Upcoming Meeting:

October 12th after budget Meeting

Adjournment:

Ron Bendell motioned to adjourn the meeting. Dave Cabell seconded the motion. All in favor – the motion passed unanimously.

Minutes thoughtfully submitted

By: Adam Radler, LCAM, General Manager

On behalf of the Board of Directors

David Cabell

David Cabell (Oct 20, 2022 08:36 EDT)







September 20th 2022 Meeting Minutes

Final Audit Report

2022-10-20

Created:	2022-10-18
By:	Adam Radler (paseoadmin@kwpmc.com)
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-  Signer cabelldw@comcast.net entered name at signing as David Cabell
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-  Document e-signed by David Cabell (cabelldw@comcast.net)
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