



TAMPA PALMS OWNERS' ASSOCIATION, INC.

Board of Directors Meeting

Minutes

January 21, 2025 at 6:00 pm

Compton Park Azalea Room

16101 Compton Drive, Tampa, FL 33647

Board Members Present: Tracy Falkowitz, Maggie Wilson, Don Oneal, Debbie Libertiny, Jodi Pecoraro

Staff Members Present: Warren Dixon, Leslie Caruthers, Brian Koerber, Dasch Bergmann

- I. Call to Order
 - Meeting called to order at 6:06 p.m.
- II. Resident Comments
 - None
- III. Approval of the NOVEMBER 19, 2024 Meeting Minutes
 - Don Oneal motioned, and Maggie Wilson second, all approved.
- IV. Treasurer's Report
 - Don Oneal reviewed the monthly Treasurer's Report (See attached).
- V. Community Liaison Report
 - Event updates: Reviewed results of the 2024 Deck the Palms contest
 - Discussed 2025 Food Truck Friday Schedule
- VI. Parks & Amenities Director Report, Presented by Brian Koerber
 - Parks Update:
 - i. Full Hurricane Milton damage report and upcoming costs for needed repairs.
 - ii. Discussed upcoming maintenance projects due at Compton Park event spaces
- VII. Community Director Report, presented by Brian Koerber
 - Review of TPOA audit returned with "No Comment".
 - Review of board member FinCen requirements. All board members filed and recorded.
 - Discussion of addition to Architectural Review Manual and addition of allowed timeframes for holiday décor.
 - Set the TPOA annual budget meeting date for September 16, 2025
 - Review of complied violations at 7202 Ridgeport Drive
 - Discussion to waive imposed fines of \$4,000.00 for complied violations at 7202 Ridgeport Dr. Maggie Wilson motioned to waive fines, Jodi Pecoraro second, all approved
 - Review potential second deed restriction violation at 16018 Wyndover Rd. Maggie Wilson motioned to impose 2nd violation notice, Jodi Pecoraro second, all approved.
- VIII. Director Comments
 - Don Oneal commended ABM and the work done to restore the TP community after Hurricane Milton

IX. Adjournment 6:35 PM Maggie Wilson motioned, Jodi Pecoraro seconded, all approved.

Meeting Minutes submitted by Leslie Caruthers.