



Sunset Village, Inc., 3401 Gandy Blvd., Pinellas Park, FL 33781
A Resident-Owned 55+ Community
Phone: (727) 577-0287, Fax: (727) 577-4864
<https://www.sunsetpalms.org>

2023 RULES COMMITTEE MEETING – FOCUS GROUP #1
MINUTES March 20, 2023

Meeting Date: Monday, March 20th at 10:00 AM
Time: 10:00 AM
Location: Board Conference Room

Join Zoom Meeting

<https://us06web.zoom.us/j/84817683682?pwd=SlZhTnJmTGFKL0NNUmloZEhPcWI1QT09>

Meeting ID: 848 1768 3682

Passcode: 373456

One tap mobile

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The meeting was called to order at 10:00 AM

Committee Attendees Focus Group #1: Maggie Stokes, Chair; Judy Payne, Allan Armsworthy, John Swisher, Sheila Thoms, Jim Hamilton, Jan McCoy, President
Shareholders in person: unit 453 Royce Pauley
Via Zoom: unit 152 Kay Greene

The committee members began the process of reviewing and proposing edits to the Rules and Regulations of Sunset Palms document for sections IV through VII. Maggie marked up the electronic document using Microsoft Word revision tools and will submit to Karen Harding, secretary of group 2, who will maintain the master file. Full detail of edits can be found in the mark-up master document.

NOTES:

IV. INSTALLATION OF NEW AND USED MANUFACTURED HOMES

1. We now have an Approval Board who reviews plans based on install requirements on behalf of the board of directors. The committee pre-approves installs.
2. Leave front planter requirements in place. May approve an exception to the rule if there is a front porch.

3. Installation of used homes

a. ok

b. ok

c. change language of termite inspection: "must be procured within 60 days of installation and the cost is the responsibility of the resident.

d. ok

4. following rules apply to new and used homes

a. Skirting – changed from 2 course to 1 course of brick block.

b. Steps: must be concrete that meet safety standards and is approved by management, remove "or other materials" (prospectus states concrete or stone and concrete in section VI).

c. Hitches: OK

d. Anchoring OK

e. No free-standing sheds = OK

f. Change to: must display the current unit owner's name

g. Utilities – OK

h. Air conditioners – OK

i. Size and Age: min size. Max age 3 years per prospectus

j. remove – redundant statement

k. change to point J.

V. REMOVAL OF HOMES

1. Responsibility of resident removing unit – OK

VI. UTILITIES

1. Utility Repairs – punctuation changes only

2. Assoc. Maintenance responsibility – OK

3. Residents Maintenance responsibility – OK

VII. HOME SITES

1. Outside additions or renovations – All work must be completed - change from 30 to 60 days

2. No fences OK

3. Home sites are not allowed for businesses. OK

4. OK

5. OK

6. OK

7. add - or shrubs

8. Flags – 2022 committee updates were reviewed. 2022 wording was incorporated into existing rule - rewritten but same intent. This committee chose to parse out 'political displays' into a separate point.

9. Add new # 9: Start with definition from 2022 edits: Political signs and flags definition: discussed. 1 political flag on a pole per unit, 1 2x18 sign per unit allowed in front window only. Timing: 90 days before an election and must be removed within 10 days after the election.

9. Changed to #10. shrubbery care and weeding – OK

Start next meeting with existing # 10. entitled street numbers

Motion to adjourn was made by Jan McCoy, seconded by Sheila Thomas, all were in favor. Motion carried.

Meeting was adjourned at 12:26 PM

Respectfully submitted,

Jan McCoy