



TAMPA PALMS OWNERS' ASSOCIATION, INC.

Board of Directors Meeting

Minutes

April 15, 2025, at 6:00 pm

Compton Park Azalea Room

16101 Compton Drive, Tampa, FL 33647

Board Members Present: Tracy Falkowitz, Maggie Wilson, Don Oneal

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

- I. Call to Order
  - Meeting called to order at 6:07 p.m.
- II. Approval of the January 21, 2025, Meeting Minutes
  - Maggie Wilson motioned, and Tracy Falkowitz seconded; all approved.
- III. Resident Comments
  - Residents Michael Lokuta and Hossein Afghani were present to address the board.
  - Mr. Lokuta spoke about his roof violation and requested the board reconsider the \$1,000 fine. Board president Tracy Falkowitz asked that he present a roof replacement contract dated prior to the 4.15.25 board meeting and stated the board would consider it. The board voted to waive the additional \$1,000.00 fine for dirty eaves, as the violation had been rectified prior to the meeting. Don Oneal motioned, Maggie Wilson seconded and all approved.
  - Mr. Afghani appeared before the board to speak about the event he hosted in the Palms Building.
- IV. Treasurer's Update
  - Don Oneal reviewed the monthly Treasurer's Report (See attached).
- V. Parks Supervisor Report
  - Parks Update
    - The Compton Park playground has been restored to pre-hurricane status and is fully open
    - The dumpster area has a new gate and will be painted this week
- VI. Community Liaison Report
  - The next Food Truck Friday event will be held May 2, 2025
  - Water-Wise Landscape workshop is Saturday, April 26, 2025
- VII. Community Director Report, presented by Brian Koerber
  - Holiday décor timelines were adopted by the RMC and were presented to the board for review (See attached).
  - Exterior modifications without approval have been on the rise and were discussed with the board.
  - Review and discussion to write-off assessments that are no longer able to be collected. (see attached) Maggie Wilson Motioned, Don Oneal Jr. seconded, all approved.
  - Potential second violations were reviewed (see attached). Maggie Wilson motioned to approve, Don Oneal Jr. Seconded and all approved.
    - Resident removed major trees without filing an RMC application and providing proper documentation for removal. Debbie Liberty motioned to fine the resident \$100.00 for

- .Review of complied second violations (See attached)

VIII. Director Comments  
None

IX. Adjournment 7:00 PM Maggie Wilson motioned, Don Oneal Jr. seconded, all approved.