

**Burnt Store Meadows POA**  
**Board of Directors Meeting**  
**August 21, 2017**  
**Approved Minutes**

**Workshop:** Between 6:30-7:00 PM, the Board had some preliminary discussion on agenda items.

**Call to Order:** The meeting was called to order at 7:03 PM by Vicki Perkins at the Star Hospitality Management Conference Room.

**Establish a Quorum:** A quorum was established with the following present: Tom Delebreaux, Steve Gnech, Pete Keller, and Vicki Perkins in person or by conference phone. Mike Corio joined while the meeting was in progress.

Sherry Danko from Star Hospitality Management was also present.

**Proof of Notice:** The meeting notice and agenda were distributed and posted in accordance with the Association Bylaws and FL Statute 720.

**Approval of Minutes:** Tom Delebreaux moved, and Pete Keller seconded to approve the July 17, 2017 and August 2, 2017 meeting minutes. The motion carried unanimously.

**Opening Remarks:** None.

**Treasurer's Report:**

Financial Update: In Mike Corio's absence, Sherry Danko gave a very brief overview of the financial position.

**ARB Requests:**

251 Royal Poinciana-new construction-Frizzell: Tom Delebreaux moved, and Pete Keller seconded to approve the plans as presented. The motion carried.

401 Scarlet Sage/7163 No Blue Sage: landscape plan for previously approved new construction: Pete Keller moved, and Steve Gnech seconded to approve as presented. The motion carried.

7136 Scarlet Sage Ct:-painting: Tom Delebreaux moved, and Pete Keller seconded to approve as presented. The motion carried.

7136 Scarlet Sage CT-fence: Pete Keller moved, and Steve Gnech seconded to approve as presented. The motion carried.

7328 Satsuma-landscaping: Pete Keller moved, and Steve Gnech seconded to approve as presented. The motion carried.

7328 Satsuma-fence: The Board discussed access for maintenance along the greenbelt. The owners said there was about 12 feet. Pete Keller moved, and Steve Gnech seconded to approve as presented. The motion carried.

**Performance Bonds:**

251 Royal Poinciana: -proof of bond was not submitted. Pete Keller moved, and Tom Delebreaux seconded to request the hearing committee to approve a fine of \$1,000 (\$100/10 days) for not submitting proof of a bond. The motion carried.

Vicki Perkins raised the lack of landscaping in the front of the new home at 146 Gold Tree. The ARB would be pulled from filing to review.

The Board discussed the use of vacant lots by builders. It was agreed that Star would notify the builder that it was not allowed unless the vacant lot owner gave written permission. Star would also notify the owner of the vacant lot.

The Board discussed the silt fence issue again. It was agreed to ask the Attorney if the Board could pass a policy or rule requiring the silt fence and be able to enforce it.

### **Committee Reports:**

Airport: Robert Troise reported Allegiant Air was building a resort on the north side of the bridge along Bayshore. He added that the Visitor's Bureau states that less than 8% of passengers remain in Punta Gorda while Airport Executive Director James Parrish uses a 30% figure. The airport will have a budget meeting on September 15<sup>th</sup> at 5:01 PM.

Landscape: Vicki Perkins reported the entrance beds are looking good. The City will be delivering mulch for the palms at Route 41. Vicki Perkins indicated she contacted Joan Le Beau about Powell's Nursery and the condition of the palms on the west end. As the City uses Powell's, Vicki Perkins is hoping Joan Le Beau may have some influence to get them replaced.

### **Unfinished Business:**

Tree Buffer: It was agreed to wait on any action until hearing from Lindsay Johnson from the County who was to check the area further.

Trimming the Dead Areas on the Tree Buffer: Revisit at the next meeting. Vicki Perkins would check with Joan Le Beau to see if trimming the dead sections would have a negative impact on the tree. Pete Keller added that the POA should invest in some hoses and soakers for the buffer to water during the very dry times.

Additional Drainage Work: Steve Gnech reported the POA has reached the limit for projects for the current fiscal year. The projects will continue the following year. Areas already identified are North Tulip Tree and Carissa/Coco Plum. They will likely be done in the next rainy season. Steve Gnech would meet with Patriot Sod to determine the completion schedule for No. Blue Sage.

Annual Meeting: Sherry Danko provided a copy of the agenda which would be mailed to all owners later in the week.

2017-2018 Budget: The Board agreed the draft was the current version as developed last meeting.

### **New Business:**

Palm with Ganoderma: Sherry Danko reported the owner took no action nor did she hear from the owner. The Board agreed they need to take action to remove to prevent the disease spreading further. Two bid were obtained: Instar: \$370 and Brightview: \$200. Tom Delebreau moved, and Mike Corio seconded to approve the bid from Brightview. The charge would be passed along to the owner. The motion carried.

Violations: Tom Delebreau moved, and Pete Keller seconded to ask the Hearing Committee to approve a fine of \$250 (\$25/day/10 days) to the owner on Ligustrum who did not remove the palm with ganoderma. The motion carried. Sherry Danko reported the owner on Philodendron with the green pool did not contact her and the pool remained dirty. Tom Delebreau moved, and Pete Keller seconded to ask the Hearing Committee to approve a fine of \$25. The motion carried. Tom Delebreau moved, and Pete Keller to fine the two vacant lot owners who ignored the tree overgrowth violation letters again for \$50 per day for 10 days. The motion carried. Tom Delebreau moved, and Pete Keller seconded to approve a \$25 fine for the condo owner on No. Plum Tree with the oversized rental sign. The motion carried. It was agreed to send a courtesy warning letter to the owners at the condos on Royal Poinciana regarding the trash cans. The letter would indicate the Board President had been contacted. Tom Delebreau asked Sherry Danko to follow up on the home on Carambola with rebar and string as a fence extension. Mike Corio indicated he received some complaints from owners backing up to West Cashew that one home had some fencing with overgrowth on it which had become a haven for rats. Mike Corio would obtain an address for Sherry Danko.

**Next Meeting:** The next regular Board meeting will be the Annual Membership Meeting on September 25, 2017 at 6:30 PM.

**Resident Comments:** One owner asked about the entrance signs where the old lettering was coming through the paint. Pete Keller responded the Board was hoping to address in next year's budget.

By general consensus, the Board agreed to reimburse Reenie Keller for the supplies (474.63) for the volunteer shirts and magnets.

**Adjournment:** With no further business to come before the Board, the meeting adjourned at approximately 8:30 PM.

Sherry Danko

Sherry Danko for Pete Keller, Secretary