

**Burnt Store Meadows Property Owners Association  
Board of Directors Meeting  
April 15, 2019  
Approved Minutes**

**Call to Order:** The meeting was called to order at 7:00 PM at the Star Hospitality Management.

**Establish a Quorum:** A quorum was established with the following present: Vicki Perkins, Rick Stewart, Steve Sommer, and Jay Gile. Pete Keller was absent.

Also present was Sherry Danko representing Star Hospitality Management.

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

**Approval of Minutes:** Jay Gile moved, and Rick Stewart seconded to approve the March 18, 2019 and April 8, 2019 minutes. The motion carried.

**President's Remarks:** None.

**Treasurer's Report:** Steve Sommer provided a report for the period ending March 31, 2019: \$266,353 in the operating accounts and \$10,096 in the clean site account. Accounts Receivable were \$6,906. Cash Disbursements were \$20,504 with checks to: Star, Instar, FPL, COPG, Brightview, Roetzel Law Firm, Gulf Coast Aquatics, one refund, reimbursements and three clean site refunds.

**ARBs:**

7370 Schefflera-fence: Jay Gile moved, and Rick Stewart seconded to approve. The motion carried.

7106 No Blue Sage: This ARB was submitted with landscape checked. The request is to widen the driveway. The Board will need more information as it appears the 7.5 side setbacks are not being met.

**Performance Bonds:** None.

**ARB Guidelines:** The draft Guidelines have been posted on the website. The posting invited comments and input from the members. It was agreed to strike the satellite dish language. There was discussion about the need for approval for major landscape plans. Basically, the Board wants to be sure that any plans do not have a negative impact on the neighbors and that nothing is planted in the greenbelt, ditches, or swales.

**Committee Reports:**

Airport: No report.

Landscape: Jay Gile discussed the water meter installation requests for the cul de sacs. The delivery and spreading of mulch are half completed.

Social/Community Development: No report.

Ditch/Swale: Steve Gnech reported he finished his report of the ditches, culverts, outflows, etc. The Board asked him to prioritize the areas needing attention. The Board would ask the City for assistance. Some catch basins also need attention. Both charts prepared by Steve Sommer and Steve Gnech were reviewed in detail.

**Unfinished Business:**

Attorney Update: Vicki Perkins provided an update as follows: the attorney was checking with SWFWMD about having a maintenance agreement with the properties directing stormwater runoff into the BSMPOA

ditch system; unable to obtain a recorded copy of the County easement at the S-1 ditch—the attorney is researching if the County owns a portion of the S-1 ditch; a meeting is scheduled for April 24<sup>th</sup> with Seminole Lakes to discuss their runoff from their southwest corner into the N-1 ditch.

Tree Buffer: Sherry Danko presented the bids from Greenscapes and Brightview to plant three trees in the tree buffer on the north side. The Board has concerns regarding the species. Sherry Danko would check with Brightview regarding the species. She would also contact the owners close to the area regarding use of water for the trees. The POA would reimburse the owners for the water.

Entrance Bed Water Alert: After some discussion, Rick Stewart moved, and Steve Sommer seconded to approve \$170 for water leak alert mechanisms for both entrances. The motion carried.

N-1 and S-1 Update: Brightview missed a section on both the N-1 and S-2 ditches and would need to return. There were issues this cycle with dropping debris on the lots. Brightview would be advised they cannot leave debris on the vacant lots.

Emergency Preparedness Meeting Reminder: This presentation by Charlotte County Emergency Services would be May 1<sup>st</sup> at 6:00 PM at the Burnt Store Presbyterian Fellowship Hall.

**New Business:**

May Newsletter: Vicki Perkins reminded the Directors to send their articles to Debbie Troise. She reminded owners to be sure to sign up for the newsletter to be e-mailed to them.

Fire Ants Along Royal Poinciana: Vicki Perkins stated she contact Art Brewster at the City who referred her to Bob Craig about possible fire ant treatment along Royal Poinciana which had so many walkers.

Violations & Fines: None.

**Owner Comments:** An owner asked is sod would be planted where the swale was added along Burnt Store Road. The Board had hoped the grass would grow in naturally. As it did not, they would consider grass seed or the burlap grass type of application.

**Next Meeting:** April 15, 2019 at 7 PM.

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

*Sherry Danko*

Sherry Danko for Rick Stewart, Secretary