

**Burnt Store Meadows Property Owners Association
Board of Directors Meeting
February 24, 2020
Minutes**

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

Establish a Quorum: A quorum was established with the following present: Jay Gile, Melissa Lockhart, Bill Main, Steve Sommer, and Jim Kaletta.

Chris McCluskey, representing Star Hospitality Management, was also present.

Proof of Notice: The meeting notice was posted in accordance with the Association Bylaws and FL Statute 720. Sherry Danko posted the 10-inch X 10-inch sign on the greenbelt. She would obtain a bid for brackets to attach to the monument signs.

Approval of Minutes: Jim Kaletta moved, and Melissa Lockhart seconded to approve the January 27, 2020 minutes as presented. The motion carried.

Opening Remarks: Jay Gile introduced Sam Sanders who represents the POA on the Police Chief's Advisory Council.

Treasurer's Report:

Update: Steve Sommer provided a report for the period ending January 31, 2020: \$190,013 in the operating account for general operations and \$115,113 in the emergency fund); \$5529 in the clean site account. Accounts Receivable were \$17778. Disbursements were \$21,505 with payments to Star, Instar, COPG, FPL, Gulf Coast Aquatics, Problem Solved Pest Control, and one clean site refund.

Collections: Bill Main moved,, and Jim Kaletta seconded to send a final 30-day warning to all owners owning more than \$500. If not paid within the 30 days, they will be sent to the Attorney for collection action. The motion carried.

ARBs (New Construction and Other Exterior Changes):

7525 Carambola, 7518 Dracena, 222 Soursop, 6129 Vinca Rosea, and 7244 S Seagrape-painting: Bill Main moved, and Jim Kaletta seconded to approve. The motion carried.

750 Royal Poinciana-solar panels: No ARB approval required.

750 Royal Poinciana and 7428 S Seagrape-new roof: Steve Sommer moved, and Melissa Lockhart seconded to approve the motion carried.

7525 Pon Kan-pool: No action taken. Waiting on City approval.

7418 S Blue Sage-landscaping with retaining wall: Jim Kaletta moved, and Bill Main seconded to approve. The motion carried.

Performance Bonds: None.

Committee Reports:

Airport: Jim Kaletta reported on a recent meeting. Runway 1531 will be complete June 2020. Allegiant is bringing in a ninth plane.

Landscape: Jay Gile led discussion to replace the dead trees recently removed. The Board agreed to take no action at this time. Jay Gile reported on a broken irrigation control box near the sign at the Route

41 entrance. The manufacturers will exchange at no cost. Instar had requested a \$1.00 increase per cul de sac. Bill Main moved, and Jim Kaletta seconded to approve the increase. The motion carried.

Community Development: Vicki Perkins reported about 50 people attended. Very windy but those present had a nice time.

Ditches: Steve Sommer discussed recent work in the community discussing the ponding of water in the ditches. Owners present expressed their concerns about the sitting water. A portion of the jetty near Trumpet Tree will be removed which help in this area.

FDOT-Route41: No report.

Unfinished Business:

Tree Buffer-Dead Tree Replacement: Discussed under Landscape Committee.

New Business:

Cul de Sacs: Discussed under Landscape Committee.

Centennial Membership Account: After an explanation provided by Steve Sommer, Bill Main moved, and Jim Kaletta seconded to approve changing account 102 to the Membership Account.

Harbor Ridge Development-No. Tulip Tree Sod Bid: After some discussion, the Board agreed to take no action and give there area time to re-grow by itself.

March New Neighbor Event: This will be held at 6:00 PM on March 16, 29020 before the regular meeting. Melissa Lockhart moved, and Bill Main seconded to approve \$75 for refreshments. The motion carried.

Violation & Fines: None.

Next Regular Meeting: March 16, 2020 at 7:00 PM.

Owners' Comments on Non-Agenda Items: None.

Adjournment: With no further business to come before the Board, the meeting adjourned at 8:18 PM.

Sherry Danko

Sherry Danko for Bill Main, Secretary