

**Burnt Store Meadows POA  
Board of Directors Meeting  
August 17, 2020  
Minutes**

**Call to Order:** The meeting was called to order at 7:00 PM via Zoom.

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

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 Florida Statute 720.

**Approval of Minutes:** Steve Sommer indicated the July 20, 2020 minutes should reflect his initial recommendation was for \$260, not \$270. Steve Sommer moved, and Bill Main seconded to approve the July 20, 2020 minutes as amended. The motion carried. Jim Kaletta moved, and Melissa Lockhart seconded to approve the August 6, 2020 minutes as presented. The motion carried.

**President's Remarks:** Jay Gile noted that Rhonda Hall had indicated an interest in the remaining Board vacancy. This would be addressed at the organizational meeting.

**Treasurer's Report:** Steve Sommer reported on the period ending July 31, 2020: \$118,512 in the operating account for general operations and \$115,423 in the emergency fund); \$6,235 in community development, and \$12,029 in the clean site account. Accounts Receivable were \$8,712. Disbursements were \$17,820 with payments to Star, Instar, COPG, FPL, BrightView, Sign Tech, Goldman, Tiseo & Sturges, and one reimbursement to an owner. After some discussion regarding the delinquencies, Jim Kaletta moved, and Steve Sommer seconded to send any accounts to the attorney with multiple lots totaling \$500 or more. The motion carried.

**ARBs:**

618 Royal Poinciana-pergola & fire pit: Jim Kaletta moved, and Bill Main seconded to approve the request. The motion carried.

7335 No. Ficus Tree-walkway, paver deck and screen-in lanai: Steve Sommer moved, and Jim Kaletta seconded to approve the request. The motion carried.

7513 Dracena-trash can fence barrier: Sherry Danko stated the owner indicated he may change to a landscape barrier now that he was advised he would have to pay for a City permit: Steve Sommer moved, and Jim Kaletta seconded to table the request until the owner made a decision. The motion carried with 4 "yes" votes and 1 "no" vote (Bill Main).

540 Philodendron-fence & house painting: Jim Kaletta moved, and Bill Main seconded to approve the request. The motion carried.

505 Philodendron-new construction-Ravenwood Homes: There was some discussion regarding the permits. Jim Kaletta moved, and Bill Main seconded to approve the request. The motion carried.

**Performance Bonds:**

505 Philodendron: Bill Main moved, and Steve Sommer seconded levy a fine of \$1000 (\$100 per day for 10 days) to not providing proof of a performance bond. The motion carried.

## **Committee Reports:**

Airport: Jim Kaletta reported the Airport Authority will have a new member after tomorrow's election.

Landscape: Jay Gile discussed the bids for a different kind of spray. Jim Kaletta moved, and Bill Main seconded to change the contract to change to the Roundup Extended by Instar. The motion carried.

Community Development: No report.

Ditch/Swale: No report.

FDOT 41 Vision Plan: No report.

Police Chief Advisory Council: No report.

## **Unfinished Business:**

Articles of Incorporation & Bylaws: Steve Sommer discussed the Amended and Restated Articles of Incorporation and Bylaws as finalized by the attorney. The Board agreed to the final draft. Bill Main moved, and Jim Kaletta seconded to present both documents to the membership for a vote at the upcoming annual meeting. The motion carried.

Annual Meeting: The Board discussed the pros and cons of holding the annual meeting in person or by Zoom due to Covid-19. Melissa Lockhart moved, and Jim Kaletta seconded to approve holding the meeting via Zoom. The motion carried.

## **New Business:**

Violations & Fines: After some discussion, Jim Kaletta moved, and Bill Main seconded to levy of fine of \$10 to 7332 N. Seagrape for leaving his trash cans visible and a \$10 fine for leaving personal property/sign out. The motion carried. Once the Bylaws are adopted, the Board will revisit the Violation Protocol.

## **Other:**

Sherry Danko would send the last version of the ARB Guidelines to the Board for review. Steve Sommer noted that Ernie Sturges reviewed the easement dedication and stated the ditches are not waterways. However, he added that the common areas might be considered thoroughfares. To achieve anything, the City would have to agree the greenbelts are in the right-of ways. Newsletter articles are due within the next few days.

**Next Meeting:** Annual Membership Meeting on September 21, 2020 at 6:30 PM.

**Owner Comments on Non-agenda Items:** None.

**Adjournment:** With no further business to come before the Board, Jim Kaletta moved, and Steve Sommer seconded to adjourn. The motion carried, and the meeting adjourned at 8:11 PM.

*Sherry Danko*

Sherry Danko for Bill Main, Secretary