

Burnt Store Meadows POA
Board of Directors Meeting
April 19, 2021
Minutes

Call to Order: The meeting was called to order at 7:01 PM via Zoom.

Establish a Quorum: A quorum was established with the following present: Jay Gile, Rhonda Hall, Bill Main, and Jim Kaletta. Melissa Lockhart 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 Florida Statute 720.

Approval of Minutes: Jim Kaletta moved, and Bill Main seconded to approve the March 15, 2021 and March 29, 2021 minutes. The motion carried.

President's Remarks: Jay Gile made reference to the upcoming May 6th meeting regarding FDOT and Route 41. Regarding the three adjacent lots on Royal Poinciana which were significantly delinquent, Rhonda Hall moved, and Jim Kaletta seconded to authorize the title search with the subsequent outcome determining to foreclose or not. The motion carried with 3 "yes" votes and 1 "no" vote (Bill Main).

Treasurer's Report: Rhonda Hall reported the following bank balances as of March 31st: Operating: \$363,083 (Operations: \$242,444 & Emergency: \$120,639). Community Development.: \$7,332, and Construction: \$11,494.. Accounts receivable were \$18,410. Cash disbursements totaled \$5,742 to Star, COPG, FPL, GTS, BrightView, Webb-Lorah, and one clean site deposit refund. Bill main Moved, and Jim Kaletta seconded to send any accounts with balances over \$500 to the attorney that are not yet already there. The motion carried.

ARBs:

602 Vinca Rosea-painting: 7517 Coral Tree-painting: 7514 Ligustrum-painting: & 7215 N Plum Tree-painting and replace pool screens: Bill Main moved, and Jim Kaletta seconded to approve the requests. The motion carried.

7420 S Tulip Tree-fence: Rhonda Hall moved, and Bill Main seconded to approve the request. The motion carried.

7516 Coral Tree-6-foot-high privacy panels along one side of pool cage: Jim Kaletta Moved, and Bill Main seconded to approve 4-foot-high panels only. The motion carried. The Board felt the City would likely not approve six-foot high panels.

7520 N Plum Tree-entry doors and window: Bill Main moved, and Rhonda Hall seconded to approve the request. The motion carried.

222 Soursop and 7325 Satsuma -new roof: Jim Kaletta moved, and Bill Main seconded to approve the requests. The motion carried.

398 Royal Poinciana-change pool cage color to bronze: Rhonda Hall moved, and Jim Kaletta seconded to approve the request. The motion carried.

7314 Powder Puff-change concrete driveway and walkway to pavers: Rhonda Hall moved, and Bill Main seconded to approve the request. The motion carried.

107 Gold Tree-fence and privacy panels: Jim Kaletta moved, and Bill Main seconded to approve the request contingent upon no wood material, four foot high only, and no privacy panels around the fence line. The motion carried.

616 Vinca Rosea-pool & cage: Jim Kaletta moved, and Rhonda Hall seconded to approve the request. The motion carried.

7542 Paspalum-new construction-DR Horton: Bill Main moved, and Rhonda Hall seconded to approve the request. The motion carried.

385 Royal Poinciana-new construction-Harbor Home Builders: Jim Kaletta moved, and Rhonda Hall seconded to approve the request contingent upon submitting a landscape plan and paint colors for subsequent approval. The motion carried.

Performance Bonds:

7542 Paspalum-DR Horton and 385 Harbor Home Builders: Bill Main moved, and Jim Kaletta seconded to levy a fine of \$1000 (\$100 per day for 10 days) for each address for not providing proof of a performance bond. The motion carried.

Committee Reports:

Airport: Jim Kaletta reported any further terminal work has been pushed off at this time.

Landscape: No report.

Community Development: No report.

Ditch/Swale: Jay Gile reported two projects are completed near Satsuma and Royal Poinciana near the condos. The City provided rip rap for the second project. Jay Gile followed up on the Satsuma complaint and did not feel the grass torn up was bad. He felt it would grow back but would revisit after some rain.

Unfinished Business:

Cul de Sac Landscape Award: Bill Main reported that what seemed to be a simple project and a positive activity for the community came with unexpected complications. It would be difficult to be equitable with the various sizes, etc. Another consideration might be to offer incentives to beautify the cul de sacs.

New Business:

Cul de Sac Spraying: based on Jay Gile's feedback, the Board agreed to stay with the long-term spraying.

Ditch Repairs: After some discussion, Bill Main moved, and Jim Kaletta seconded to approve the bid from Harbor Ridge Development for the ditch repairs near Pon Kan at a cost of \$2450 for all three options. The motion carried.

BrightView: BrightView reported they did not agree that they missed a ditch trimming area near Acalypha/Sweet Alyssum. The Board agreed to no extra mowing and schedule the May mowing and ditch trimming as early in May as possible.

Violations & Fines: Bill Main moved, and Jim Kaletta seconded to impose a fine of \$50 against 408 Gold Tree for RV parking without permission. The motion carried.

Next Meeting: May 17, 2021 at 7:00 PM.

Owner Comments on Non-agenda Items: None.

Adjournment: With no further business to come before the Board, the meeting adjourned at 8:03 PM.

Sherry Danko

Sherry Danko for Bill Main, Secretary