

APPROVAL OF MINUTES:

A Motion was made to approve the March 9th Minutes as written.

MOTION: Bob Polizzotto

SECOND: Bill Young

Motion carried unanimously.

A Motion was made to approve the Organizational Meeting Minutes of March 21.

MOTION: Rick Tessmer

SECOND: Lisle Anderson

Motion carried unanimously.

TREASURER'S REPORT :

Mr. Polizzotto welcomed Pam LaFayette to the Board as Treasurer. Bob clarified that the CD listed separately into Florida Shores Bank due to too much money in the 5/3rd, and the \$100,000 Money Market was excess Operating Funds to get a little more interest. Bob handed out the cash flow report.

Bob explained that the new gate arm will be expensed to the Capital Contribution account. He also stated that the 2% fuel surcharge kicked in on Landscape Florida's bill. This was part of the agreed upon contract. (Addendum: Upon review of the landscaping Contract after the meeting, it indicates that the fuel surcharge is 1%. There is a 2% contract renewal increase).

Dr. DeFeo asked what else was in the landscape repair and replacement line. This included the extra plant removal and installation to improve visibility at various locations on the boulevard as well as some plantings behind the guard house.

Bob reported that Commercial still owes about \$8,500 from old bills. We have met with the Board for the Commercial Association back in January and have written several communications to resolve it. Although we were promised that we would have this payment rectified, there has been no further responses from Commercial. These back bills were for traffic studies, lake bank repairs, bull rush removal etc.

Dr. DeFeo said any negotiating should only be for the bull rush removal since we did not notify them previously of the project and costs. Bob reminded everyone that these expenses were all part of the Document's Cost Share Agreement and some, e.g. traffic study, were included in previous meeting minutes and Commercial had agreed to pay their share.

The Board agreed to have management send one more demand letter certified return receipt. If we still do not get a response we will need to turn the matter over to the attorneys for legal collection.

Mango Cay I arrears –the lawyer sent a 45 day notice to lien. We did receive a check for two quarters but the one foreclosure is still over \$1,700. in arrears.

A Motion was made to approve the Treasurer’s Report.

MOTION: Rick Tessmer

SECOND: Paul Rapp

Motion carried unanimously.

Manager’s Report:

Jim Farese reported that there was some vandalism done to the north fence. This has been repaired.

Several signs were installed as previously approved.

Landscape Improvements – the island renovation project was discussed and proposals reviewed.

A Motion was made to approve the island renovations at #2,3,10 and 11 islands for \$28,000 to begin after June 1.

MOTION: Bob Polizzotto

SECOND: Rick Tessmer

Motion carried unanimously.

Back Entrance Island –a proposal for \$8,100 was reviewed. The Board asked that this proposal be sent to the landscape committee for review and table it until the next meeting agenda.

The island renovations will begin in June to be closer to the rainy season.

Bob will inform the club regarding the 80-20 cost share.

He will also see if the club would pay for any improvements to the guardhouse.

Tree Pruning –three bids were presented.

A Motion was made to approve Classic Tree’s bid for \$10,075 in accordance with County standards.

MOTION: Rick Tessmer

SECOND: Lisle Anderson

Motion carried unanimously.

Jim will meet with Scott from the golf club to go over the trees that are our responsibility.

Bridge Repairs – Jim reported that he has received three bids but they all stated that the costs of permits were additional. The permits are very involved since they require road opening and lane closures. The permits could cost \$2,000.

A Motion was made to approve Accurate Pavers for the job not to exceed \$3,500.

MOTION: Rick Tessmer

SECOND: Lisle Anderson

Motion carried.

Jim will coordinate with the Club as to their schedule of events for June when the work could be scheduled.

Gator Septic Invoice - The contract with Gator Septic called for twice per year clean out of the preserves at \$27,400. They missed the May clean up but claim it took them more the twice the labor and man power to do it properly to County standards in November. Jim said that the reason for 2 applications was that it was easier on the contractor than to wait until it was more grown in and required more work. We only paid them \$13,500 for the cleaning. They supplied labor and material bills totaling over \$20,000 for the work done in November.

A Motion was made to pay Gator Septic \$7,000 as balance in full since they did do the work in one application instead of two.

MOTION: Paul Rapp

SECOND: Bill Young

Motion carried unanimously.

A motion was made to bid out the preserve contract.

MOTION: Bob Polizotto

SECOND: Rick Tessmer

Motion carried unanimously.

DIRECTORS' REQUEST:

North Property Project – The new section of fence on the east side of the back gate was installed. We have bids for landscaping the berm and fence line. The bid from Landscape Florida was very high which included trees and grass as well as bushes to conform to county standards. We will re-bid with just bushes along the fence. Lisle will ask the county what permits would be needed if any. Dr. DeFeo will ask a former board member how the North West fence plantings were permitted. (Addendum: The existing plantings at the west end of the property were reviewed after the meeting and found to be located on the Inside of the fence (golf course side) not outside as stated at the meeting).

Guardhouse Sign – was tabled as we do not have permission from the club at this time since they are the owners of the gate house.

Trophy Club bull rush – Rick asked that we have Aquatic Systems come back to remove the new bull rush growing. Management will follow up with Aquatic Systems.

COMMITTEE REPORTS:

Access Control –Paul Rapp updated the board on the new access control system to be put in effect. He will have both the old system and new system running side by side until we are comfortable to make the switch. Paul will draft an e-mail for updating the residents on the new system. He also asked management to put the notification on the front notice board.

Bill Young asked if a motorcycle could have a gate sticker if it was placed on the windshield. The Board agreed as long as it was not hand held but permanently affixed.

Privacy Access Committee –Bill Young reported that since the no trespassing signs (in the Commercial vacant lot) were installed the problems have seemed to have been corrected.

PUBLIC COMMENT:

The floor was opened to the residents in attendance.

There was a report of a contractor operating out of the garage of a home. Jim Farese indicated that was not a legal use of the residential zone and it should be reported to the County Zoning Official.

There being no further business:

A Motion was made to adjourn the meeting.

MOTION Rick Tessmer

SECOND: Bill Young

Meeting adjourned, 6:00 pm.

Respectfully submitted,

Jim Farese, CAM, Assistant Secretary