

UNAPPROVED UNTIL OCT 26/17

**BOARD OF DIRECTORS MEETING MINUTES
THE PRESERVE COMMUNITY CENTER
THURSDAY, SEPTEMBER 28, 2017**

CALL MEETING TO ORDER / ESTABLISH QUORUM

President, Andy Russell, called the meeting to order at 10:05 a.m. A quorum was established with all other Board members present - Vice-President, Ken Filow, Treasurer, John Grabowski, Secretary, Donna McGregor, Directors Mary Courneya and Bernie Comeau. Judie Littell, LCAM representing PCM was present, along with GVLA Members Dorothy Bryson, Paul McGregor, Chertolle Scubidey, Dan and Mary Ann Powers.

PROOF OF NOTICE

The meeting date, time, and location was posted on the TV Community Channel and on the Preserve Community Center bulletin board in accordance with the Bylaws of the Association, and requirements of the Florida Statutes. The date and time was also on the website calendar.

DISPOSITION OF PRIOR BOARD OF DIRECTORS' MEETING MINUTES

Andy Russell **motioned**, seconded by Mary Courneya, to approve the minutes of the August 24, 2017 Board meeting as written. **The motion passed unanimously.**

TRESURER'S REPORT

John Grabowski reported total delinquencies, as of September 26, 2017 are \$9,744.56. Six Members account for \$6,664.96 or 68% of the total.

As of August 31, 2017, our Sabal Palm bank balance is \$71,278.27, down from \$109,920 at December 31, 2016. Equity for 231 Members is \$71,199.36 which has dropped to \$308 per Member from \$485 at the beginning of this year.

Andy Russell **motioned**, seconded by Mary Courneya, to accept the Treasurer's Report as written September 28, 2017. **The motion passed unanimously.**

PRESIDENT'S REPORT

All Washingtonia palms have been removed. Andy will discuss replacement plants with each Member involved. Only Florida plants, of equal value to that removed, will be used.

To be considered in the new budget will be the maintenance of Queen palms. FLP will now trim as needed rather than once a year.

UNFINISHED BUSINESS

a. Status of Landscape - The Washingtonias have been removed. Over the next couple of months, the project will be completed with new plantings of smaller palms, trees, shrubs, grass, and mulch.

b. Assessments - There is no update yet on the three delinquent accounts under Notice of Lien. There are a couple more accounts to be sent to Sandy Levitt. John Grabowski suggests the Board temporarily stop lien collection procedures, involving legal action, on delinquent accounts.

c. Website Update -

Kristen Raniere will train Donna McGregor to work within the website, particularly to update the NEWS section with current issues.

Andy Russell, via Nextdoor Tara, had a query regarding GVLA and its function. A non-Board Member answered the query incorrectly. Andy contacted the new neighbors by email, directed them to the GVLA website and invited them to our GVLA meeting. Andy is encouraging the Board to share the website information with everyone they meet in Tara.

The website **CONTACT** page will be updated to direct all Members to the Service Request forms for any landscape issues.

All other Association issues will continue to be sent to Judie Littell at PCM.

d. Attorney Meeting

Andy Russell **motioned**, seconded by Bernie Comeau, to accept the Board minutes from the closed meeting with the attorney on September 14, 2017. **The motion passed unanimously.**

NEW BUSINESS

Budget - John quickly reviewed the largest 2017 budget items against an estimated 2018 budget. The three main areas are: Tree Maintenance, Mulch, Landscape Replacement.

There will be a 2% increase (approximately \$4400) - for a two-year contract - from Florida Lawn Pros.

With our aging irrigation system, Andy Russell feels a 15% annual increase is necessary for the irrigation budget. This does not include back flow valves which will be a separate line item in the budget. Judie Littell will contact LaPensee to obtain back flow valve costs to be included in next year's budget.

A Board budget meeting will be held at 2:00 pm, Tuesday, October 17, 2017 at PCM (3701 South Osprey Avenue, Sarasota). Andy Russell requested Paul McGregor join the budget committee, along with all Board members. Discussions between Board members, prior to October 17, will be via email.

ANYTHING COMING BEFORE THE BOARD

Ken Filow asked about hurricane cleanup. Manatee County is severely back-logged after the hurricane.

As most downed trees on CDD or Golf Course properties are in treed, preserve areas, they will not be removed.

OPEN FORUM / ANNOUNCEMENTS

GVLA Member, Dan Powers, asked if all Members would be notified of any budget increase for 2018.

The November Board meeting will be changed to Thursday, November 2, 2017 at 1:00 pm. This allows 14 days notice and the budget can be voted on at that time. This will be a regular GVLA Board meeting. As GVLA has no 'reserves', the Members will not be voting on the budget.

ADJOURNMENT

Andy Russell **motioned**, seconded by John Grabowski to adjourn the meeting at 11:10 a.m. **The motioned passed unanimously**.

The next Board meeting will be a ‘Closed’ Budget meeting at PCM on Tuesday, October 17, 2017 at 2:00 pm.

The October 26, 2017 Board meeting will also be “Closed” to cover legal issues with attorney Kevin Wells, as well as delinquency issues.

Attending Members were asked to leave, with the exception of Dan Powers. A closed Board meeting, for legal purposes, followed.

Respectfully submitted,
Donna McGregor
Secretary, GVLA