

# OSPREY LANDING MASTER HOMEOWNERS' ASSOCIATION, INC.

NOTICE IS HEREBY GIVEN that the Board of Directors meeting for Osprey Landing Master Homeowners' Association, Inc. will be held at the date, time and place posted below:

DATE: Thursday July 23, 2019  
TIME: 6:30 PM  
PLACE: Manatee Fire Station #5 - 59<sup>th</sup> Ave. E. Bradenton

## APPROVED MINUTES

**Call the meeting to order and show proof of notice-** The meeting was called to order by Trevor Evans. The agenda was posted on site 48 hours in advance of the meeting.

**Determination of a quorum-** Trevor Evans, Jordan Graeff, Rachel Vasquez, Vickie Evans and Jason Wilson present were present.

**Approval of the Previous Minutes – MOTION** made by Rachel seconded by Vickie to approve the June 19<sup>th</sup>, 2019 meeting minutes as submitted. MOTION passed unanimously. MOTION made by Jordan, seconded by Jason to approve the April 15<sup>th</sup>, 2019 meeting minutes as submitted. MOTION passed unanimously.

### **Presidents Report:**

- The mulch was installed by volunteer homeowners. Thank you! This saved the association money.
- Thanked Earl Johnson for the repair of the gazebo.
- The irrigation timer was tripped. Trevor repaired it. Trevor submitted a reimbursement for \$117, the cost of the repair.

### **Treasurers Report:**

- The board reviewed the June financial statements.
- Any homeowner over 90 days delinquent are turned over to the attorney for collections.
- Any homeowner over 90 days delinquent will have their voting rights revoked.

### **Unfinished Business:**

- **Resolution Regarding Minimum Fines #2019-4 –** The board reviewed the proposed resolution. The resolution was read aloud. MOTION made by Rachel, seconded by Jordan to approve the resolution 2019-4 as presented. MOTION passed unanimously.
- **Resolution Standard Operating Procedures for ARC 2019-2-** The board reviewed the proposed resolution. MOTION made by Jordan, seconded by Jason to approve the resolution 2019-2 as presented. MOTION passed unanimously.
- **Live Oak Tree Removal –** Sunstate will send the quote to the board to review.
- **Stump Grinding –** Sunstate will send the quote for stump grinding.
- **Electronic Balloting –** The board discussed this option. Sunstate will obtain two quotes for electronic balloting.
- **Fence Repair –** Brightview repaired the fence section that they had damaged.
- **Waivers-** homeowner requested that the \$25 late fee be waived. This homeowner has never been late before and immediately after receiving the late notice, sent in payment and enrolled in

auto pay. **MOTION** made by Jordan, seconded by Jason to approve waiving this \$25 late fee LOT  
1. MOTION passed unanimously.

**PENDING ARC Requests:**

- **11525 11<sup>th</sup> Ave. E. Shed-** MOTION made by Trevor, seconded by Jordan to deny the request. This shed is above the height of the fence and not in the backyard. MOTION passed unanimously.
- **11525 11<sup>th</sup> Ave. E. Tree Removal** – Sunstate will email the owner the pre-approval list and ask him to stump grind and cover the removal area.
- **11561 11<sup>th</sup> Ave. E. Fence-** MOTION made by Jordan, seconded by Vickie to approve the request. MOTION passed unanimously.
- **11509 11<sup>th</sup> Ave. E. Tree Installation Request-** The board reviewed the submitted request. MOTION made by Jason, seconded by Jordan to approve as requested. MOTION passed unanimously.
- **11607 11<sup>th</sup> Ave. E. Tree Installation Request-** The owner was present. The ARC request was previously voted on and denied. The owner discussed removing the FPL light pole. The board informed the homeowner that the membership would need to vote on that. MOTION made by Jordan, seconded by Trevor to approve a single tree to be installed in the front yard of the home from the pre-approved list and allow for the removal of one plant to allow for room to plant. MOTION passed unanimously.

**APPOINTMENTS:**

- MOTION made by Jordan, seconded by Jason to appoint the following members to the ARC Committee; Bill Alger (Chair), Susan Glass, and Angela Velardi. MOTION passed unanimously.

**Written Correspondence**

- MOTION made by Jason, seconded by Jordan to approve the proposed written correspondence. MOTION passed unanimously.

**Homeowner Comments:**

- An owner asked what the Improvement Committee is? It's a committee of volunteers to design the front entrance area. Jason Burchett and Bill Alger are on this committee.
- An owner asked if the roads will be paved. This is in the county's hands.
- An owner asked about the property across 117<sup>th</sup>. The grass is not being mowed.
- An owner asked for an update for speed bumps. Vickie confirmed that all the appropriate paperwork has been turned in. This should be on the County Commission Meeting held in September. If approved, temporary speed bumps would be installed and then permanent speed bumps.
- A traffic light will be installed at 117<sup>th</sup> and 64.
- Rachel suggested posting meeting notice more than 48 hours in advance.

**Adjournment:** With no further business to discuss, Trevor adjourned the meeting at 7:41pm.

**Next Meeting:** Tuesday, September 24<sup>th</sup> at 6:30pm at the East Manatee Fire Station #5

Prepared by:

*Nicole Banks, CAM*

*For the Board of Directors*