

OSPREY LANDING MASTER HOMEOWNERS' ASSOCIATION, INC.

DATE: Tuesday, March 26, 2019
TIME: 6:30PM
PLACE: Manatee Fire Station #5 59th Ave. E. Bradenton
Approved Board of Directors Minutes

Call the Meeting to Order: Trevor Evans called the meeting to order at 6:35pm.

Proof of Notice: Notice was posted 48 hours in advance of the meeting in accordance with the association's documents and FL ST 720.

Determination of a Quorum: Present were Committee Members Trevor Evans, Vickie Evans, Jordan Graeff, Jason Wilson and Rachel Vasquez. Also, present was Nicole Banks of Sunstate Management.

Minutes: MOTION made by Vickie, seconded by Jordan to approve the January 22, 2019 ARC meeting minutes. MOTION made by Jordan, seconded by Rachel to approve the January 22, 2019 Board of Directors meeting minutes. MOTIONS passed unanimously.

Presidents Report:

- The Greyhawk and Osprey Landing HOA Community Garage sale is scheduled for the 2nd weekend in April. Nicole will post on the website and send an email blast.
- Trevor received a quote for mulch in the amount of \$1.96 per bag delivered. Trevor will send Nicole the Vendor information to set up an account.
- Trevor would like an online bill pay portal link added to the website. Nicole will contact Cadence Bank.
- The Board would like the financial statements and budget password protected on the website.

Treasurers Report:

- The Board of Directors reviewed the February 28, 2019 Financial Statements.

Homeowner Comments:

- Earl Johnson 1008 116th Street has a new front door. Trevor confirmed that this was approved.
- Earl Johnson asked if other color options. At this time the current color palette stands.
- Earl Johnson questioned the \$712.50 paid to Brightview for the sod installation around the lake edge.
- Earl Johnson questioned approving contracts on a not to exceed basis.
- Earl Johnson questioned the compliance process and fining committee.
- Bill Alger suggested sending a notice to owners regarding violations.
- Susan asked if the HOA had a Facebook page. The Board confirmed there is a website www.ospreylandingfl.com
- Earl Johnson reported irrigation drip line break near the bridge area. There are micro jets broken around the pump station as well. Nicole will contact Bright View.

Management Report:

- Compliance was reviewed.
- Accounts Receivable was reviewed.
- A section of the perimeter fence was repaired. The cost was \$100.
- Nicole will send the compliance letters to the Board.
- Nicole will notify owners in non-compliance of the Board meeting that the board may levy a fine.

New Business:

- **MOTION** made by Trevor, seconded by Jason to approve three notice signs as approved in the amount of \$420. MOTION passed unanimously.
- Nicole will contact Barfield's Towing to install a sign.
- Vickie reported on the traffic and speeding on 117th St. E. The committee is meeting tomorrow. The data on the traffic study will be reviewed. The street does qualify for traffic calming measures. Perhaps a speed table will be installed.
- **MOTION** made by Jordan, seconded by Rachel to approve 600, 2 cu. ft. bags of coco brown mulch delivered by Florida Mulch in the amount of \$1.96 per bag for a total amount of \$1,200. MOTION passed unanimously. Community volunteers will install the mulch.
- Bright View will submit a quote for plant replacements around the entrance signs.
- Gazebo needs to be repaired. Three rails have been kicked out.

Next Meeting: The Board will meet on Monday, April 15th, at 6:30pm, location TBD

The Board will meet on Tuesday, May 28th, at 6:30pm, Manatee Fire Station #5 59th Ave. E. Bradenton

Adjournment: With no further business to discuss, Trevor adjourned the meeting at 8pm.

Prepared by:

Nicole Banks, CAM Sunstate Management

For the Board of Directors