

# OSPREY LANDING MASTER HOMEOWNERS' ASSOCIATION, INC.

## BOARD OF DIRECTORS MEETING

**DATE & TIME:** Wednesday, May 24, 2023, at 7:00pm

**LOCATION:** Zoom

### MINUTES

1. Call the meeting to Order: The meeting was called to order at 7pm. The Board approved Nicole Banks to chair the meeting.
2. Proof of Notice: Proof of notice of provided in accordance with FL ST 720 and the association's governing documents.
3. Establish a Quorum: A quorum was established with the following board members present; Julia Langei, Trevor Evans, Vickie Evans, Bill Alger, and Chelsea Boulware.
4. Appointments / Resignations: **MOTION** made by Julia seconded by Trevor to appoint Nate Boulware to the fining committee. Nicole will verify this is permitted. **MOTION** passed unanimously. Based on FL ST 720.305 Paragraph 2, the Board unanimously rescinds the above **MOTION** not to be in conflict. **MOTION** made by Trevor, seconded by Julia to appoint Dale Morrison to the fining committee. **MOTION** passed unanimously.
5. Approval of the Previous Minutes March 22, 2023, **MOTION** made by Julia, seconded by Chelsea to approve as presented. **MOTION** passed unanimously.
6. Presidents Report
  - Working on county improvement grant to restore the monuments (all four) and landscaping in those areas.
  - Encouraged volunteers to join community committees.
  - Reminder on violation reporting process.
  - Reminder to keep landscaping vegetation trimmed off the community fence.
  - Sign near mailboxes was hit. It will be re-installed by next week.
  - Reminder the mailboxes are owned by USPS.
  - Reminder to park with traffic. This is a county road and regulation. Do not park on the sidewalk or block driveways.
  - Reminder to follow county watering regulations.
7. Treasurers Report: Vickie reported from the April 30, 2023, financial statements.
  - One account with the attorney for collections.
8. Committee Reports: See below.
9. Unfinished Business
  - Maintenance Items Update:
    - The fence has been repaired. There are a few sections of fencing that will be straightened early next week. **USA Fence has at least**

two areas behind 11<sup>th</sup> Ave. to be straightened that are included in the contract. Other areas will be evaluated and repaired by the A-to-Z vendor next week.

- Additional mulch will be installed early next week by A-to-Z vendor.
- The Bulletin Board has been re-furbished. Thank you!
- The damaged sign was ordered and will be reinstalled next week.
- Expanded Color Palette Changes: Discussed. The book needs to be completed. Chelsea will meet with Sherwin Williams representative to incorporate final changes to reflect current colors. Chelsea offered to add the second trim color and second shutter color to the existing palette. 13A is approved.
- Landscaping: See above. Quoting landscaping contract.
- Tree Update: **MOTION** made by Julia, seconded by Chelsea to approve Mighty Mowers to replace the Hurricane trees. MOTION passed unanimously.

#### 10. New Business

- ARC Request
  - i. 11607 11<sup>th</sup> Ave E Landscape: **MOTION** made by Julia, seconded by Bill to approve as presented. MOTION passed 4 in favor, 1 abstained.
- Gazebo was discussed. Membership to vote on disposing of the asset.
- Tree limbs around the pond need to be cut back. Nicole will follow up with Brightview.

11. Next Meeting Date: Wednesday, July 26<sup>th</sup> at 7pm via ZOOM.

12. Adjournment: With no further business to discuss, the meeting adjourned at 8:16pm.

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*Respectfully Submitted by Nicole Banks For the Board of Directors*