

The Strand Master Property Owners Association, Inc
Draft Board of Directors Meeting Minutes

The meeting was held on **March 30th, 2021 at 6:00 p.m.**

- 1. Call to Order:** The meeting was called to order at 6:00 p.m. by Susan Mulgrew.
- 2. Determination of Quorum:** A Quorum of All Neighborhood Representatives was achieved. Board Members present were: Susan Mulgrew- President, Katy Wrede – Secretary, Ted Farrah- Director, Tom Guthrie – Treasurer, Diane Parisi– Director, Robert Schultz – Director, Tom Ewert – Vice President and Michaela Neumann – Vesta Property Services.
- 3. Proof of Notice of Meeting:** Susan Mulgrew stated that the meeting notice had been posted in accordance with Florida State Statutes.
- 4. Approval of Meeting Minutes:** Approval of Board Meeting minutes March 26,2019 minutes. Stand approved as read. Motion carried.
- 5. Presidents Welcome and Remarks:** Susan Mulgrew welcomed all Presidents and Neighborhood Representatives and provided a overview.
 - Introduction of neighborhood reps
 - Review of accomplishment: new landscape enhancements by the median by the front entrance.
 - Document re-write
 - Preserve signs to be completed to come in compliance
 - Improvements for front and back gates were done
 - New Lakes vendor was hired by the lakes committee
 - Newsletter is sent every month
 - New insurance agent was hired
 - Reserve study to be completed later in the year
 - No new cable provider change has been decided on
 - New roof was approved to the front Gate house, the gate house building was struck by a truck and the work had to be postponed. Tiles will match the Club's Roof and the paint will match the future paint for The Club.
 - Future projects: Wall install after Hurricane Irma, paving the road, screening on Cypress Cove side, Crosswalk for walkers to be considerate, overall improvement of Landscape project at the front entrance and guard house.
- 6. Officers Report:** No reports
- 7. Old Business:** No old business
- 8. New Business:**
 - Approval of 2021 Revision of Articles, By-Laws and Declaration
This was tabled
- 9. Election Results:** Michaela Neumann read off the election results; Ted Farrah, Susan Mulgrew, Tom Guthrie, Robert Shultz, Tom Ewert, Diane Parisi and Tom Kennedy were elected to the board.

10. Owner Comments:

- Question regarding fencing along commercial behind Cypress Cove/concerns about security
- Question regarding restricted vs unrestricted budget reserves
- Comment on urination on golf course
- Outstanding claim regarding our property insurance policy resolved enabling Board to procure better rates in a new policy
- Question regarding status of club and commercial back payment due to Master Board
- Question regarding clarification on lines of communication with Master from Presidents/Neighborhood Reps or directly from residents.
- Comment regarding members entering back gate with window down
- Recommendations from SF Homeowners to call a special meeting with neighborhood presidents/ reps to promote greater understanding or new docs and to send an email blast to all residents regarding new docs when they can be viewed online.
- Recommendation regarding front gate improvement; issue with dumpster in parking lot on east side upon entering. Can talk with commercial to see if they are willing to help with this
- Question regarding clarification of treasurer's report
- New proposal from County to widen bridge exiting Strand to Immokalee. This might call for increased cooperation to figure out Strand's position regarding the expansion of I-75
- Landscaping sight lines need to be considering when exiting neighborhoods and left turn lanes
- Comments regarding reconsidering ways to deal with speeding

11. Adjournment:

With no further business the meeting was adjourned at 7:33pm.

Organizational Meeting

2. **Call to Order:** The meeting was called to order at 7:38 p.m. by Susan Mulgrew.
3. **Determination of Quorum:** Ted Farrah, Susan Mulgrew, Tom Guthrie, Robert Shultz, Tom Ewert, Diane Parisi and Tom Kennedy and Michaela Neumann representing Vesta Property Services.
4. **New Business:**
5. **Elect Officers:** This was tabled and will be rescheduled
6. **Adjournment:** the meeting is reconvened

Respectfully submitted,

Michaela Neumann, CAM