

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

The meeting was held on **June 15th, 2021 at 4:00 p.m.**

- 1. Call to Order:** The meeting was called to order at 4:00 p.m. by Tom Eggleston.
- 2. Determination of Quorum:** A Quorum was available. In person: Tom Eggleston- President, Tom Ewert – Vice President, absent, Susan Mulgrew – Director, Robert Shultz – Director, via conference call, Diane Parisi - Secretary, Tom Guthrie - Treasurer and Tom Kennedy – Director and Michaela Neumann– Vesta Property Services.
- 3. Proof of Notice of Meeting:** Tom Eggleston stated that the meeting notice had been posted in accordance with Florida State Statutes.
- 4. Presidents Welcome and Remarks:** Tom Eggleston welcomed owners. The goal is to make some advancements every meeting, items that need attention and move forward with improvements. Rules and Regulations are in place and should be obeyed by all owners.
- 5. Approval of Meeting Minutes:** Approval of Board Meeting work shop May 13 and Board meeting minutes of May18th minutes. Stand approved as read.

MOTION: Motion to accept the minutes as presented May 13th

Motion: Tom Ewert Second: Tom Guthrie

MOTION: Motion to accept the minutes as presented May 18th

Motion: Bob Schulz Second: Susan Mulgrew

6. Treasurer's Reports-

- Tom Guthrie provided overview of March Financials. Feather sound is still outstanding on Assessments, \$200 fine is proposed with a due date due to delinquencies if not paid. Final communication will be provided to all Sub-Association.

7. Director's and Committee Reports-

Landscape Committee:

- Susan Mulgrew provided overview:
- Front gate improvement was signed with OPI, Hole Montes was recommended to be contacted for the project.
- Commercial Areas were looked at for improvements. Added new Palm tree and weeds have been treated which causes areas to brown out.
- Jatropha trees were trimmed via hard cut on the median on June 15th
- Island throughout the Strand Blvd are looked at over the summer.

- **Gate and Security Committee report –**
 - Tom Eggleston provided overview: Concrete needed to cure from damages before roofing could be begin, The project will start week June 19th and painting should be completed by end of June.
 - Damage issue with the back gate continues. New cameras were approved which provide detailed information. 8 camera system was approved, as a 5 camera is needed. They only come in 4 or 8 units.

MOTION: Motion to approve the 8 channel unit system from Cypress Access in the amount of \$ 7081.26 to include LED a light for better camera footage view.

Motion: Tom Ewert Second: Robert Schultz

- Transponders are in inventory currently, a role out plan will be provided and a committee is being looked at to be established, Mike Salaskey was approved to join the committee.
- Cost is \$15 per transponder, 2 per household recommended and under review, rules will be developed.
- **Comcast Committee :**
 - Waiting for Sawgrass addresses, need to find out who can provide addresses for the community. They are self-managed.
 - 10 drops would be included with the new contract.

Lake Committee:

- Tom Guthrie provided overview:
- Solitude Lakes and Maintenance was hired 2 month ago, June 30th is scheduled with committee and Solitude Specialist to put a 5 year plan together.

8. New Business-

- **Legal update:**
 - Tom Ewert was not present, this was postponed, Mango Cay and Wedgwood needs closer, once received it will be shared with the community.
 - Onyx spill on the Strand Blvd is an ongoing issue, get with Ajex to provide estimate to replace asphalt strip and ultimately go to civil cord to recover the cost for any repair that will be approved.
- **Strand Boundary Fence:**
 - New area by Carton Lane hole Preserve #2 hole/ west side and Sable #3 .
 - Permit can not be found, Code enforcement is looking into find it under previous name of Pelican Strand. Tom Guthrie will get with Neal Dorrill who was involved during the transition with Hardy Group.
- **ARC approvals:**
 - Miller Generator 6013 Ashford Lane, was not approved, the permit is still outstanding.

- Miller Re-Painting of home 6013 Ashford Lane, Ana's Board provided proof that the voted 3-2 on the color choice outside of the approved scheme.

**MOTION: Motion to approve Miller paint ARC at 6013 Ashford Lane
Motion: Tom Guthrie Second: Diane Parisi**

- Maitan Hurricane Shutters 6061 Ashford Lane unit #501

**MOTION: Motion to approve Maitan Hurricane Shutters for 6061
Ashford Lane Unit #501.
Motion: Diane Parisi Second: Tom Eggleston**

- **Public comments:**
 - Ask that only members should be allowed to go out the back gate, gate arm opening was changed and will allow to cause less damages.
 - How long will the transponders not work? A few weeks until distributions of transponders are completed.
 - Concerns for employees to use back gate

Next meeting will be announced.

9. Adjournment:

After all attendee's questions were answered and with no further business for discussion, the meeting was adjourned at 5:02 pm.

Respectfully submitted,



Michaela Neumann, CAM