

MYAKKA RIVER TRAILS IMPROVEMENT ASSOCIATION, INC.

Special Assessment Meeting Minutes

6/26/21

Call to Order: Penny Loncar called the meeting to order at 10:00 AM

Determination of Quorum: A quorum was established with Penny Loncar, Jim Tate, George Pickhardt, and Dan Trembly all present. Also, present was Sean Noonan from Sunstate Management and 33 residents either present or by proxy.

Proof of Notice: Proof of notice was given in accordance with FL Statute 720 and the association documents.

Approval of Minutes: A Motion was made by George and seconded by Penny to waive the reading and approve the May 10, 2021 Board meeting minutes. Motion passed unanimously.

President's Report: Lengthy discussion was had regarding plan of action for Mr. Enos. Penny reported the opener from the north gate will be reused when the gate is relocated. Penny thanked David for his help in repairing the damage from the pigs. Chuck provided 2 bids for a fountain in the lake. Action: Sean will obtain bids for a lake fountain. George will meet with the vendors to discuss the plans. Penny reported someone needs to be checking the pool water every day or the county will fine them. A resident complained the lawn maintenance employee was sitting under the pavilion by the tennis court. Chuck told them not to eat lunch there. Lengthy discussion was had regarding the possibility of finding another landscape company.

Treasurer's Report: Dan reported the association is behind on their reserve funding due to pool and tennis court repairs. Dan asked Sean to include him on all collection emails from Sunstate. Lengthy discussion was had regarding collections.

Unfinished Business:

- Mulch at Main Gate – Penny will be asking David about repairing the grass at the south side and mulch at the main gate.
- 368 Pending Sale – Chuck reported a new sign needs to be made for this property for contractors to find it.
- Pressure Washing – Chuck reported there are multiple bridges and signs that need to be **pressure washed. Sean will contact reliance regarding Chuck's project list.**
- Pepper Trees – Chuck reported the pepper trees are coming back. Chuck would like to start obtaining bids for removal. Lengthy discussion was had regarding how far back the trees should be maintained. The pepper trees will be maintained 50 feet from the center of the road. Sean will set up a meeting with 3 vendors to meet with Chuck and obtain bids.

- **Playground Camera – One of the cameras on the playground isn't working. Penny will talk to David and Sean will inspect the cameras on his weekly report.**

North Gate Relocation Vote: The special assessment passed with 28 votes in favor and 4 votes not in favor. Bob reported on his interactions with the state regarding the future improvements of River Road. Lengthy report was given regarding the plans and drainage proposal of the project. Dan reported the assessment will be due closer to the time the gate needs to be relocated. Residents who pay within 30 days of the assessment will be given some type of discount. Chuck will be the representative for the association in dealing with the developer.

New Business: None

Next Meeting Date: August 9, 2021 at 8:30 AM

Adjournment: A Motion was made by and seconded by to adjourn. Motion passed unanimously. Meeting adjourned at 12:10 PM