

Myakka River Trails Improvement Association, Inc.

Board of Directors Meeting Minutes

Tuesday, March 10, 2020

Myakka River Trails Pavilion

Call to Order: The meeting was called to order by Penny Loncar/President at 8:31 am.

Determination of a Quorum: A quorum was established with Penny Loncar/President, David Taylor/Treasurer, George Pickhardt/Director and Jim Tate/Secretary. Chet Sarnowski/Vice President was absent. Also, present was Lynn Lakel, with Sunstate Management. Two residents were present.

Proof of Notice: Notice was posted 48 hours in advance in accordance with the Association's Bylaws and Florida Statute 7.20.

Approval of Minutes: MOTION made by Jim Tate, seconded by David Taylor to waive the reading and approve the meeting minutes from December 16, 2019. Motion passed unanimously.

President's Report: Penny Loncar gave the president's report. Penny asked for inspection report from Lynn. There was a brief discussion on the mobile home park and cleaning up area.

Treasurer Report: Penny mentioned the past due accounts. Hupp and UB Properties to go to attorney. Lynn stated past due notices were sent out. Penny asked if address numbers can be put on quickbooks instead of account numbers. Lynn to check with accounting to see if this is doable. David Taylor said the budget is in good shape.

Unfinished Business:

- a. Discussion with Mr. & Mrs. Gonzalez and next steps – Jim Tate said the Gonzalez are good to go. The next step is to contact Thomas Tyler who is their attorney. Jim explained the association can not buy this part of the land. Chuck showed the area in question on the survey plat. Lengthy discussion followed. David Taylor made a motion to for Chuck and Jim to engage Steve Boone and Tommy Tyler to negotiate with the Gonzalez not to exceed \$2,500. Penny Loncar seconded the motion and motion passed unanimously. George gave a report on North Gate expansion. Cost to put in pad estimated to be \$11,500. Chuck gave a report on gate scenarios. After discussion, David Taylor made a motion to approve North Gate/West Villages project for \$80,200 with \$25,000 available immediately. The Balance subject to Board approval as project progresses. Jim Tate seconded and motion passed unanimously. The Board reviewed the letter being sent to the State.
- b. Pool and paver status – Penny Loncar reported that they are scheduled to start on March 13. Galaxy is putting in all new equipment. We are getting a quote on the depth issue and the pitch in the pit. They are rebuilding the spa.

New Business: None

Next Meeting Date: March 28, 2020 Annual Meeting

Adjournment: MOTION to adjourn at 9:33 am

Respectfully submitted by

Lynn Lakel/ LCAM

For the Board of Directors for Myakka River Trails Improvement Association, Inc.