

Wisteria Park

Palma Sola Presbyterian Church Fellowship Hall 6510 3rd Ave. W. Bradenton, FL 34209

Monday, April 22, 2019 at 3pm

APPROVED

Call to order: Vice President Ray King called the meeting to order at 3:00 pm.

Determination of Quorum and Proper Meeting Notice: With President; Mike Zelle (via skype), Vice President; Ray King, Treasurer; Randy Miller, Secretary; Maureen Hooper and Director & ARC Chair; Kemp Pollard present a quorum was established. Agenda was posted on site and on website and emailed to owners in accordance with FL ST 720 and Wisteria Park governing documents.

Minutes:

- **MOTION** made by Randy, seconded by Kemp to waive the reading the March 25, 2019 meeting minutes and approve as amended. MOTION passed unanimously.

President's Report: Presented by Mike Zelle

- Street Sign Project: Signs were received, and Jim Wilson's crew will paint the signposts and flags and begin installing the new signs 4/27. The overall cost will be less than \$3,000, under the approved budget of \$4,500.

Vice President's Report: Presented by Ray King

- Ray met with Mike of Aquatics. Ray pointed out issues with weeds. Ray will re-inspect at the end of this month.

Treasurer's Report: Presented by Randy Miller

- Randy reported from the March 31, 2019 financial statements.
- Spectrum invoice for April was corrected and the February and March invoices were corrected by Spectrum and a credit given. Spectrum indicates they will correct and credit for January 2019 also.
- The full audit is in process.

Secretary's Report: Presented by Maureen Hooper

- Newsletter was emailed out.
- East Side Walk-Around is this Friday, April 26th beginning at 9:30 am.
- West Bay missed the first mowing in April for both the common areas and east side. Matt (West Bay) offered a credit. The Board agreed to the credit. Nicole will follow up with Matt.

Hardscapes & ARC: Presented by Kemp Pollard

- Two ARC requests were received and approved.
- All repairs were completed as referenced in March's meeting.
- All street light bulbs were changed and are now uniform.

Common Area Irrigation: Presented by Kemp Pollard

- 21st Ave irrigation – work order is completed.
- 17th Ave irrigation Inspection was a 100% success. All 12 zones are working properly.

Common Landscape: Presented by Ray King

- Ray will walk with Matt of West Bay on the common area on Friday, April 26th after the East Side walk-around.
- The hedge along the homeowner's property along the playground area will be discussed with Matt. The hedge is not doing well.
- Weed control is an ongoing issue.
- The some of the debris behind a home along 21st Ave has been removed.

Management Report: No Report.

Homeowners' Comments:

- The new lights look great!
- Louie commented on New Business power washing agenda item noting it was done in 2016 for \$3,800, that Wet n Forget works well and recommends owners take care of their own sidewalks (Section 7.02 in Declaration)

Unfinished Business:

- **Replace Bird of Paradise at 21st Entrance Discussion (Ray)**
 - After Board discussion of quotes and the project **MOTION** made by Randy, seconded by Maureen to approve Green Tops in the amount of \$2,500. MOTION passed unanimously. The job will likely begin in 3-4 weeks due to vendor scheduling.
- **Reduce Pool & Spa and Pool Area Maintenance Discussion (Kemp)**
 - **Board discussed** cost savings ideas presented by Kemp and Mike. **MOTION** made by Kemp, seconded by Mike to approve Cleaning by Candi contract for \$150 per month effective June 1, 2019, approve the Handyman Committee effective today April 22, 2019 and terminate Jim Wilson's contract effective May 31, 2019. MOTION passed unanimously. Kemp will seek volunteers for the Handyman Committee. Mike will contact the attorney to confirm liability waiver for the committee members. **MOTION** made by Mike, seconded by Randy to appoint Kemp as chair of the Handyman Committee. MOTION passed unanimously. Mike Zelle and Ray King also volunteered for this committee.
- **Update Residential Community Design Guide (Maureen & Randy)**
 - Maureen and Randy will create a draft of proposed changes prior to the May meeting.

New Business:

- **Power Wash Sidewalks & Gutters (Mike)**
 - An owner commented to Mike that sidewalks and gutters should be cleaned. After discussion, the Board agreed that sidewalks should be taken care of by each owner. per the Declaration Section 7.02. Kemp suggested that the gutters be addressed by the county.
- **Review Proposals to control weeds along western end of 21st Ave (Kemp)**
 - The board reviewed Kemp's report and agreed not to take any action at this time.

Next Meeting Date: Monday, May 20th, 2019 at 3 pm

Palma Sola Presbyterian Church, Fellowship Hall, 6510 3rd Ave. W Bradenton, FL 34209

Adjournment: With no further Association business to discuss, Ray King adjourned the meeting at 4:10 pm.

Respectfully submitted by Nicole Banks For the Board of Directors for Wisteria Park Homeowner's Association, Inc.