

Wisteria Park

West Manatee Fire and Rescue District Building Meeting Room
6417 3rd Ave. W. Bradenton, FL 34209
Monday, March 26, 2018 at 3pm

APPROVED

Call to order: President, Mike Zelle called the meeting to order at 3:00pm.

Determination of Quorum and Proper Meeting Notice: With President; Mike Zelle, Vice President; Ray King, Treasurer; Donna Burbidge, Secretary; Kemp Pollard and Director; Steve Moyer 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.

Approval of the previous meeting minutes: **MOTION** made by Mike, seconded by Steve, to waive the reading and approve the minutes from the February 27, 2018 Minutes as amended. MOTION passed unanimously.

Presidents Report: Presented by Mike Zelle.

- Thanked Louie for putting Wet & Forget by the pool.
- Acknowledged and thanked Ray, Kemp, and Donna for all their efforts in landscaping.
- Pool Area Security-The Association signed up for a voluntary patrol with the Sheriff's Office. An officer patrols the area for 4 weeks between 9pm- 1am. There has been one incident since the patrol started which resulted in teenagers being removed from the property.
- The cable contract has been signed and will go into effect on May 15, 2018. The contract is equivalent to the Spectrum Silver Package which includes: 1 box with DVR, 1 regular box, and 100/10 mb internet.

Vice President's Report: Will be discussed under landscaping.

Treasurer's Report: Presented by Donna Burbidge.

- Donna reported from the February 28, 2018 financials as presented.
- Stonegate has changed to Centennial Bank as of February 11, 2018.
- The Association currently has \$113,000 in their operating account and \$80,000 in their reserve account with Centennial Bank. There is also \$171,000 in the Cadence which brings the Association's total assets to \$364,000.
- The Association is solvent but over budget for cable due to the contract negotiations taking longer than expected.

Secretary's Report: Will be discussed under landscaping.

Hardscapes Report: Presented by Steve Moyer.

- The fencing has been ordered to repair the perimeter damage.

Manager's Report: Presented by Mike Zelle.

- There are 2 lamp post violations. Nicole has reached out to the homeowners directly and it is being addressed.

Homeowner's Comments:

- Louie mentioned that there was broken glass in the pool. The issue has been resolved.
- A homeowner questioned ARC procedures to replace a door. It was explained that an ARC form needs to be filled out and emailed to Nicole. The form is on the Wisteria Park website.

- A homeowner wanted to know what happens if they are not here when the cable contract starts. Spectrum will be mailing a letter to homeowner's explaining the upgrade procedures.
- A homeowner questioned why the Board is replacing the chair if it can be stolen again. Also, adults have been using the playground equipment and wanted to know if there is anything that can be done about that.
- A homeowner discussed the street signs being faded and difficult to read. The Board has this item on the list of things to do this year.
- A homeowner questioned if there is a speed limit in the neighborhood. This will be discussed under new business.

Unfinished Business:

- Cable Contract- previously discussed.
- Landscaping
 - No Mow Zone- The Board discussed the slow erosion around the lake and the no mow zone.
 - Donna recommended that some of the Board members schedule a meeting with Matt from West Bay to go over some issues. The Board feels that West Bay is exhibiting a lack of follow-up.
 - If a homeowner has a concern with the landscaping they are instructed to contact Nicole, not West Bay directly.
 - Common Areas Proposals
 - West Bay submitted a bid to remove 2 diseased queen palms. It would cost \$400 to remove the palms and \$95 to fill the area in with dirt.
 - Philodendron- **Motion** made by Mike, seconded by Steve to approve Ray to plant a Philodendron and grind the oak tree stump not to exceed the amount of \$750. Motion passed unanimously.
 - Lot 2- homeowner would like a tree planted to replace the tree that fell during Hurricane Irma. Ray and Mike will walk the property and see what needs to be done.
 - Annual Letter- will be written after the meeting with West Bay.
 - East Side Tall Palm Tree Trimming- The Board discussed having the homeowners take a survey to see if people would prefer to be responsible for trimming their own tree or if they would like the Association to take care of it with the money from the Assessments.
- Chair Replacement- Steve presented 3 options for the chair replacement. **MOTION** made by Mike, seconded by Donna to authorize Steve to purchase 2 chairs for \$195.99 plus tax. Motion passed unanimously.
- Oak Tree Replacement- Each lot is required to have a canopy tree per county guidelines.
- Rules & Regulations #20 & #17
 - #17- Mike proposed that no changes to be made to #17.
 - "Basketball Hoops: must be portable and stored out of sight when not in use. Permanent (affixed to house) basketball hoops are not allowed.
 - #20- **MOTION** made by Mike, seconded by Kemp to revise Rule #20 to state "Birdhouses: may not be visible from the street and not be greater than 1' x 1' x 1'. Bird Feeders: may not be visible from the street." Motion passed unanimously.

New Business:

- Possible Meeting Room Venues- the current meeting location is under contract.
 - Options:
 1. The Church across the street which will cost \$25 per meeting.
 2. Downtown Library- the meeting day would change to Wednesdays.
 3. Botanical Gardens- Nicole is researching this location.
- Kemp requests permission to speak to the County about repainting the lines at the pedestrian crossing by the swimming pool and replacing the street signs.

Next Meeting Date: Monday, April 23, 2018 at 3pm.

Adjournment: With no further Association business to discuss, Mike Zelle adjourned the meeting at 4:51pm.

Respectfully submitted by

Nicole Banks/ LCAM

For the Board of Directors for Wisteria Park Homeowner's Association, Inc.