

**Palmer Ranch Master Property Owners Association, Inc.
Special Board of Trustees Meeting**

December 19, 2018

MINUTES

A special meeting of the Board of Trustees of Palmer Ranch Master Property Owners Association, Inc., was held on December 19, 2018 at Covenant Life Church, 8490 McIntosh Road, Sarasota, Florida 34238.

Trustees present: Aaron Herschberger, Claudia Brooks, Richard (Dick) Beitel, Garry Wharton, Joel Schemmel, Kathrin Harris, Leatrice (Lee) Katz, Nicholas Spina, Margaret (Peggy) Wells, Robert (Rob) O'Connor, Steve Jeantet, Ernie Withers and Andrea Suarez.

Trustees absent: Bob Swan and Steve Anderson.

Representatives present: Wayne Gold of Sandhill Preserve, Mark Newcombe of Silver Oak Estates, Phyllis Prager of Stoneybrook Estates, Steve Jeantet of Covenant Life Church, Aaron Herschberger from Evalyn Sadlier Jones YMCA and Andrea Suarez from Palmer Park of Commerce and Palmer Park Plaza.

Palmer Ranch Master Association staff in attendance: Tracy Smith, Sue Ambrecht and Carrie Agosto.

Convene/ Confirmation of Quorum

President Richard (Dick) Beitel convened the meeting at 3:05pm, following confirmation of a quorum.

Old Business

A. Community Center

Garry Wharton provided information on what has transpired since the Board approved the Community Center project in 2015.

On November 19, 2015, the amount authorized by the Board, for the community center project, was \$1,700,000. The motion also authorized increasing that amount by 25%, which would have produced an authorized amount of \$2,125,000.

At the time the Board approved this motion, the \$1,700,000 was the amount which experts told the Association it would cost to construct the community center. This amount was based on the prevailing square foot cost of construction in Sarasota County. That was 3 years ago.

After several meetings with our architect, discussions with our civil engineer, and research of our own, we have determined that the current cost to construct the community center, as designed, will be approximately \$3,787,813.

The Community Center Committee has discussed this situation and it had developed 4 options for the Board's consideration and discussion.

Following discussion of the 4 options, motion was made by Steve Jeantet, seconded by Ernie Withers, to continue to obtain approval of the site and development permits, which have been filed with Sarasota County, Florida and the Southwest Florida Water

Palmer Ranch Master Association – Mission Statement

'Our mission is to enhance and maintain the aesthetic quality of Palmer Ranch and to preserve the overall unique identity and sense of community.'

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Management District, but terminate efforts to construct a community center. Following discussion, the motion passed unanimously.

B. Other

There was no other business to discuss.

New Business

A. Sarasota County Term Contract for Median & Roadside Maintenance Services
Motion by Kathrin Harris, seconded by Garry Wharton, to approve the Term Contract for Median and Roadside Maintenance Services with Sarasota County. Following discussion, the motion passed unanimously.

B. Other

There was no other new business to discuss.

Community Representative Discussion

Discussion ensued on the following topic:

- Updating of the Palmer Ranch entry signs.

Meeting Schedule

The following meetings are scheduled to begin at 3pm at Covenant Life Church, 8490 McIntosh Road, Sarasota, FL 34238

- January 24, 2019 – Board Meeting
- March 28, 2019 – Annual Members Meeting / Organizational Meeting of the Board
- April 25, 2019 – Board Workshop with Insurance Services of Sarasota
- May 23, 2019 – Board Meeting
- July 25, 2019 – Board Meeting
- September 26, 2019 – Board Meeting
- November 21, 2019 – Board Meeting

Adjourn

There being no further business to discuss, motion was made by Claudia Brooks, seconded by Dick Beitel, to adjourn the meeting. Meeting adjourned at 4:22pm.

Respectfully submitted,

Lee Katz
Secretary

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