

Palmer Ranch Master Property Owners Association, Inc.
Board of Trustees Meeting
November 21, 2019
MINUTES

A meeting of the Board of Trustees of Palmer Ranch Master Property Owners Association, Inc., was held on November 21, 2019 at Covenant Life Church, 8490 McIntosh Road, Sarasota, Florida 34238.

Trustees present: Bob Swan, Carol Auricchio, Dick Beitel, Garry Wharton, Joel Schemmel, Chris Meyer, Lee Katz, Nicholas Spina (participating via Skype), Peggy Wells, Rob O'Connor and Andrea Suarez.

Trustees absent: Rhonda Kapusta, Ernie Withers, Steve Jeantet, Steve Anderson and Mike Hoelzer.

Representatives present: Darren Kaufman from Arbor Lakes; Marianne Bundra from Cobblestone; Charles Reith from Mira Lago; Wayne Gold from Sandhill Preserve; Phyllis Prager, from Stoneybrook Estates; Jodi Cunnison from Turtle Rock; Andrea Suarez from Palmer Park of Commerce and Palmer Park Plaza.

Resident members present: Len Bundra from Cobblestone; Mark Newcombe from Silver Oak; Daniel Coley of Arbor Lakes; Fred Falkner of The Glenridge; Kathrin Harris of Turtle Rock; Brian Wachter of Sandhill Preserve and Bob Jenkins of Sandhill Preserve.

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

Convene/ Confirmation of Quorum

President Garry Wharton convened the meeting at 3:00pm, following confirmation of a quorum.

Minutes of Previous Meeting

Motion by Nicholas Spina, seconded by Bob Swan, to approve the minutes of the September 26, 2019 Meeting of the Board of Trustees as corrected. Motion passed unanimously.

Financial Report

Tracy Smith provided a recap of the unaudited financial statements for the period ending October 31, 2019.

Reports

With the exception of the President's Report, all reports were provided to the Board prior to the meeting. Each report was referenced and opportunity to provide updates or ask questions was given.

- A. President's Report – Comments provided by Garry Wharton
- B. Management Report - Comments provided by Tracy Smith
- C. Grounds Report - Comments provided by Sue Ambrecht
- D. Advisory Committee - Comments provided by Bob Swan
- E. Community Relations Committee - Comments provided by Rob O'Connor
- F. Palmer Ranch Watershed/Natural Assets Committee - Comments were provided by Tracy Smith

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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Old Business

- A. Other
There was no old business to discuss.

New Business

- A. Stantec REVISED Professional Services Proposal for Honore, Bay Street Landscape & Irrigation dated September 19, 2019
Motion by Andrea Suarez, seconded by Bob Swan, to authorize the Stantec REVISED Professional Services Proposal for Honore – Bay Street Landscape and Irrigation dated September 19, 2019. Costs associated with the proposal will be expensed from Operating Expense Account #61310 – Enhancements. Following discussion, the motion passed unanimously.
- B. SWFWMD Permit – Stonebridge / Wellington Chase / Hamptons
Motion by Bob Swan, seconded by Lee Katz, to transfer SWFWMD Permit # 49001293.038 and all operating and maintenance responsibilities to The Hamptons of Sarasota Community Association, Inc. Following discussion, the motion passed unanimously.
- C. MRTA – Florida Statutes 720.303(2)(e)
The Notice of Preservation of Declaration of Protective Covenant, Conditions and Restrictions for Palmer Ranch Under Marketable Record Title Act as Made and Filed by Palmer Ranch Master Property Owners Association, Inc. was recorded in the Official Records of Sarasota County on July 3, 2013, Instrument #2013093194 preserving the Declaration for another 30 years. The Board took no action, as the Declaration remains in effect for approximately 26-27 more years.
- D. Sarasota County Traffic Advisory Council (TAC) Request to Lower Speed Limit on Palmer Ranch Parkway East
Motion by Dick Beitel, seconded by Bob Swan, to approve an application to Sarasota County Traffic Advisory Council (TAC) requesting that the speed limit be lowered on Palmer Ranch Parkway East from 40 mph to 30 mph. Following discussion, the motion passed as follows: Bob Swan - YES, Carol Auricchio - YES, Dick Beitel - YES, Garry Wharton - YES, Joel Schemmel - YES, Chris Meyer - YES, Lee Katz - YES, Nicholas Spina (participating via Skype) - YES, Peggy Wells - YES, Rob O'Connor – YES; Andrea Suarez - NO.
- E. I-75 at Clark Road (SR 72) Interchange Improvements
On Friday, November 1st, Tracy emailed the board and Community Representatives about an upcoming Public Information Meeting to be held tonight from 4:30pm to 6:30pm. The meeting is being held at St. Johns United Methodist Church, 6611 Proctor Road.
- F. Donation to Evalyn Sadlier Jones YMCA
Motion: Palmer Ranch Master Association to donate \$1,000.00 to Evalyn Sadlier Jones YMCA. Motion introduced by Dick Beitel. Motion not seconded; motion failed.

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Community Representative Discussion

Comment was made by Wayne Gold of Sandhill Preserve regarding sound abatement for the Palmer Ranch communities along I-75. Response provided was that Palmer Ranch Master Association has no such authority to make a request for sound abatement.

Meeting Schedule

The 2020 Master Association Board Meeting schedule is as follows:

- January 23
- March 26 (Annual Members Meeting/Organizational Meeting)
- May 21
- July 23
- September 24
- November 19

All meetings begin at 3pm, at Covenant Life Church, 8490 McIntosh Road, Sarasota, FL 34238

Adjourn

There being no further business to discuss, motion was made by Peggy Wells, seconded by Chris Meyer, to adjourn the meeting. Meeting adjourned at 3:45pm.

Respectfully submitted,

Lee Katz
Secretary