

**Palmer Ranch Master Property Owners Association, Inc. (PRMA)**  
**Organizational Meeting of the Board of Trustees**  
**MINUTES**  
**March 26, 2026**

An Organizational Meeting of the Board of Trustees of Palmer Ranch Master Property Owners Association, Inc. was held on March 26, 2026, immediately following the Annual Members meeting. Attendees were able to participate in person (Covenant Life Church) or via Zoom.

**Trustees Present (In Person):** Carol Auricchio, Scott Christy, Kathrin Harris, Lee Katz, Carol Mitchell, John Power, Martha Sherman, Roger Stephenson, and Oliver Janney.

**Trustees Present (Zoom):** Tami Lansdell.

**Trustee(s) Absent:** Michael Holland, Charles Reith, Robbie Tello, and Bill Wickboldt.

**Community Representatives Present (In Person):** None

**Community Representatives Present (Zoom):** None

**Community Members Present (In Person):** None

**Community Members Present (Zoom):** Dennis Hudson, Hammock Preserve.

**PRMA Staff Present (In Person):** Tracy Smith, Sue Ambrecht, and Laura McNulty.

**Convene/Confirmation of Quorum**

Following confirmation of a quorum, the meeting was convened at 4:20pm by Martha Sherman, Board President.

**Minutes of Previous Meeting**

Motion by Kathrin Harris, seconded by Carol Auricchio, to approve the minutes of the January 22, 2026, meeting of the Board of Trustees as distributed. Motion passed unanimously.

**Community Representative Input – Agenda Items**

None.

**Appointment of Officers**

Motion by Carol Auricchio, seconded by Oliver Janney, to appoint the following officers: Carol Auricchio, President-Elect; John Power, Vice President; Lee Katz, Secretary; Kathrin Harris, Treasurer; Roger Stephenson, Assistant Treasurer. Motion passed unanimously.

**Committee Charters / Member Appointments**

**A. Advisory Committee**

Motion by Kathrin Harris, seconded by Oliver Janney, to approve the Advisory Committee Charter, as drafted and to appoint the following members to the Advisory Committee until the close of the 2027 PRMA Annual Members meeting: Martha Sherman, Carol Auricchio, John Power, Lee Katz, Kathrin Harris, Roger Stephenson, and Carol Mitchell. Motion passed unanimously.

**B. Palmer Ranch Watershed & Natural Assets Committee**

Motion by Carol Mitchell, seconded by Oliver Janney, to approve the Palmer Ranch Watershed & Natural Assets Committee Charter, as drafted, and to appoint the following members to the Palmer Ranch Watershed & Natural Assets Committee until the close of the 2027 PRMA Annual Members meeting: Co-Chairs: Charles Reith, Michelle van Schouwen, Roger Stephenson; Secretary: Bill Sullivan; Voting Members: Barbara Scissors, Sandhill Preserve; Bill Lampinski, Hammock Preserve; Bill Sullivan Sandhill Preserve; Carol Mitchell, Prestancia; Charles Durkin, VillageWalk; Charles Reith, Mira Lago; Cindy Taliaferro, Mira Lago; Joe Polidoro, Turtle Rock; Ken Natoli, Isles of Sarasota; Lynn Freeman, Marbella; Michael Ansel, Promenade Estates; Michelle van Schouwen, Turtle Rock; Robert Banta, Huntington Pointe; Roger Stephenson, VillageWalk; Scott Getty, Deer Creek; Non-Voting Members:

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David & Jennifer Shafer, Shafer Consulting; Steve Suau, Carbon Life; Russ Hoffman, Beautiful Ponds (retired); Dr. Abbey Tyrna, Suncoast Waterkeepers; Brian Lutz, Sarasota County Parks, Recreation & Natural Resources. Motion passed unanimously.

**C. Palmer Ranch CERT Team**

Motion by John Power, seconded by Oliver Janney, to renew the Palmer Ranch CERT Charter as drafted and appoint the following to the Palmer Ranch CERT Team until close of the next Annual Members meeting: Chairperson/Member: Tony Orfanos; Members: Dr. Richard Censullo, Vern Conrad, Mike Nepi, Tim Sampey, Larry Scott, Joe Gargiulo, Ron Moscati, Eric Wyrosdic; PRMA Cert Advisor: Susann Ambrecht. Motion passed unanimously.

**Old Business**

**A. Other**

There was no old business to discuss.

**New Business**

**A. PRMA Listed as Donating Reuse Water (as the secondary source) on Promenade Estates' Neighborhood Grant Application**

Motion by Kathrin Harris, seconded by Carol Mitchell, to approve Palmer Ranch Master Association listed as donating reuse water, as a secondary source, on Promenade Estates' Neighborhood Grant application, noting the Master Association's support of this project. Following discussion, the motion passed unanimously.

**B. Other**

There was no other new business to discuss.

**Community Representative Discussion – Non-Agenda Items**

None.

**2026 PRMA Board Meeting Schedule – the following meetings will convene at 3pm**

- NEW DATE: April 30, 2026 – Covenant Life Church / Zoom
- May 21, 2026 - Covenant Life Church / Zoom
- July 23, 2026 - Covenant Life Church / Zoom
- September 24, 2026 - Covenant Life Church / Zoom
- November 19, 2026 - Covenant Life Church / Zoom

**Adjourn**

There being no further business to discuss, motion made by Carol Auricchio, seconded by Scott Christy, to adjourn the meeting. The meeting adjourned at 4:28pm.

Respectively submitted,

Leatrice (Lee) Katz  
Secretary