

PARK TRACE ESTATES  
BOARD OF DIRECTORS  
February 19, 2019

**Call to Order:** President John Calia called the meeting to order at 7:00 PM

**Quorum Present** – President John Calia, Treasurer Norman Thetford, Director Steve Snyder, Director Hank Holton, Absent, Secretary Lisa Wheeler and Iris Zieler representing Argus Property Mgmt.

**Proper Meeting Notice** – Agenda posted properly on association note board 48 hours in advance of the meeting.

**Approval of minutes:** Motion by Norman Thetford to approve the Minutes of November 13 as written 2<sup>nd</sup> by Lisa Wheeler Motion Carried

**Reports:**

**Treasurer/Financial Norman Thetford**

Checking	\$ 52,310.18
Money Market	\$ 39,625.31
Reserves	\$ 66,285.86
Total	\$158,271.35

There are 10 owners who are delinquent if not paid by Feb. 20 Late fees and interest will accrue.

**President-John Calia**

1. John Discussed the phases for the pond bank restoration:
  - a. Phase 1 - Create a buffer zone around the ponds.
  - b. Phase 2 – have owners install gutters and French drain systems to divert water run off
  - c. Phase 3 Re-nourishment of the banks
2. John asked for volunteers to do walk around to assess run off problems.

**Landscape**

1. Margaret Monti reported that Green Tops will be trimming T I5 ON March 18<sup>th</sup> and also do the palms at Bay Street.
2. John Calia told the members of all of the fantastic work that has been completed by Margaret.

**External Liaison Ralph Monti**

1. Sarasota County has chosen a contractor to construct the additional fencing at Bay At. An installation date is to be announced.
2. Additional insurance may be needed when the extension of 300 feet of fencing is added .
3. Police are monitoring the Stop sign at the Bay Street entrance to Park Trace Estates.
4. Empty school busses seem to be the worst offenders and the police are reluctant to ticket.

**Architectural Review Mel Schroeder**

1. Committee will be looking into availability of vinyl shadowbox fencing
2. There have been reports about trees being removed without ARC approval.
3. Mel Schroeder requests removal of Oak tree lifting his driveway.

Motion to approve request to remove Oak tree by Norman Thetford 2<sup>nd</sup> by Lisa Wheeler Motion Carried.

4. John Calia discussed the need to be consistent with the fencing and keeping the wood shadowbox fencing within Park Trace.
5. It was noted that Lowes has shadowbox fencing out of trex and that it is a special order costing about \$300 per 10 ft. section..

**Welcome Committee-** New resident at 392 Joe Clancy was introduced.

**Argus Management Report**

1. Inspection/Violations- walk around for violations to be scheduled.
2. Online Portal will be available Welcome letter with owner password sent. to all owners.
3. A1 Pressure washing has been called but has not responded John will try calling.

**Unfinished Business- None**

**New Business-None**

**Owners Comments:**

1. Large pothole forming at corner of Park Trace Blvd and Oscar Scherer.

With no further business **Motion** to adjourn by Norman Thetford 2nd by Lisa Wheeler  
**Motion carried unanimously** - meeting adjourned at 7:30 PM

Respectfully Submitted, Iris Zieler, LCAM