

VILLA PARADISO NEIGHBORHOOD ASSOCIATION, INC.

A Corporation Not-For-Profit

MINUTES OF THE BOARD OF DIRECTORS MEETING

February 22 2023 at 9AM

A MEETING of the Board of Directors was scheduled for 9:00 A.M at the VCA Clubhouse & Via Zoom Videoconference

The meeting was called to order by Jan Weis, at 9:00A.M.

Notice of the meeting was posted in accordance with the Bylaws of the Association and the requirements of Florida statutes.

The following Directors were present and/or via video conference

Jan Weis Alice Nieves Patty Lombardo

A quorum was present.

Brian Rivenbark from Sunstate Management was also present.

Minutes: Motion made by Patty and seconded by Alice to approve the January 25 Organizational meeting minutes as presented. **Motion passed unanimously.**

Presidents Report: Jan reported that there is a new homeless tent in the preserve. The Homeless outreach team with the Sheriff Department has been contacted to issue trespass warnings and have the homeless removed.

Treasurers Report: as attached to these corporate documents Alice reported from the January 2023 financials.

A **MOTION** was made by Patty and seconded by Jan to approve the treasurers report for January 2023 financials.

Motion passed unanimously.

Committee Reports

Landscaping Committee – Dick reported he has a second proposal from Twin Palms for the palm trimming. Dick recommends having Twin Palms do the palm tree trimming at @ \$1,625. Brian recommended having the palms trimmed in Late May prior to Hurricane season. Dick stated that there will need to be a walk through to diagnose the sod condition. The Irrigation mapping was discussed for VCA. Southy County will also be giving a proposal to Villa Paradiso for the irrigation maintenance. Twin Palms has agreed to remove the irrigation from the contract. Discussion followed regarding the landscape replacement around the AC units which is a voluntary option. This would not affect the view from the street. The next phase that would be done will be started in 2024.

Discussion followed regarding certain violations in the neighborhood including bird feeders and unapproved plantings.

Architectural Review Committee – Dick mentioned he heard that an owner wanted to install a 16ft extension of their lanai. The Board agreed that this cannot be done and would be denied due to the size.

Social Committee -No Report

Unfinished Business

New Business:

Discussion on Mulch Installation for 2023: Brian presented a mulch quote from Distribution Direct in the amount of \$3,998.00 for mulch install for 2023. Brian stated that this price could be more due to the center areas between the driveway not being mulched.

Discussion Regarding Palm Tree Trimming: Discussed under Landscape report.

Discussion on Sidewalk cleaning for 2023: Brian stated he will be getting a proposal from Reliance today for the sidewalk pressure washing for 2023.

Homeowner Input and Comments:

The next Meeting is March 29th at 9 AM via zoom video conference and at the VCA Clubhouse

The meeting was adjourned at 10:14AM

Respectfully submitted by
Brian Rivenbark, LCAM
For the Board of Directors