

# Venetia Community Association, Inc.

*A Corporation Not-for-Profit*  
c/o Sunstate Management Group, Inc.  
228 Ponce de Leon Ave, Venice, FL 34286  
Phone – 941-870-4920

## Minutes of the Board of Directors Meeting April 26, 2021 at 9:00 a.m.

**Call to Order** - The Meeting was called to order at 9:00 am by President Ann Viel.

**Proof of Notice** - The meeting was posted in accordance with the By-laws of the Association and Florida statute 720.

**Determination of a quorum** – A quorum was established with the following Directors present: President; Ann Viel, Vice President; Mary Jane Apicello, Treasurer; Mary Eve, Secretary; Cindy Beckley, Director; Art Apicello, and Director Roger DeNescia Jr. Also present was Brian Rivenbark and Lindsey Rhoades from Sunstate Management Group.

**Minutes – MOTION** made by Mary Jane Apicello and seconded by Cindy Beckley to approve the minutes of the March 29, 2021 meeting as amended. Motion passed unanimously.

**Presidents Report** – Ann Viel gave her report. She expressed the importance of committees working together with scheduling. All guests and family members must adhere to the rules and regulations of the Associations. She also noted that it is alligator mating season, and requested all be careful around the ponds.

**Treasurers Report** – As attached to these corporate records, Mary Eve gave the report. **MOTION** made by Mary Jane Apicello and seconded by Art Apicello to accept the treasurers report as presented. Motion passed unanimously. **MOTION** made by Cindy Beckley and seconded by Mary Jane Apicello to renew the CD in the amount of approximately \$82,300 at Centennial for 1 year at a rate of .25. Motion passed unanimously.

### Committee Reports –

- **Communications** – Joe Holler gave the report. The committee would like to have Nancy Gianina appointed. The printed directory should be in within the next week and will be ready for delivery. Cindy Beckley has been in contact with Comcast regarding the tv channel for Venetia. **MOTION** made by Cindy Beckley and seconded by Mary Eve to appoint Nancy Gianina to the communications committee. Motion passed unanimously.
- **Finance Committee** – Jennifer Smouse reported. The committee has created a “budget process schedule”. The monthly meeting will be the second Tuesday each month at 11 am. **MOTION** made by Cindy Beckley and seconded by Mary Eve to obtain an updated reserve study from Patricia Stabler. Motion passed unanimously. Brian has already reached out to Patricia Stabler, she is out of the office until May 3, and will begin upon her return.
- **Planning Committee** – Roger DeNescia reported. They had a meeting on April 15 and all committees submitted a desired budget for 2022.

- **MOTION** made by Art Apicello and seconded by Mary Eve to approve the expenditure for \$18,477 to Synergy lighting. **MOTION** made by Art Apicello and seconded by Mary Eve to remove the two stop signs at Via del Villetti and replace with a curve sign. Discussion was had. Motion carries, with Mary Eve, Art Apicello, and Roger DiNiscia Jr. voting in favor, and Mary Jane Apicello and Cindy Beckley voting against.
- **Insurance** – George Hrisoulis was not present.
- **Welcome** – Mary Hrisoulis was not present. One closing this month, 11 so far this year.
- **Landscaping** – Kevin Hanley gave the report. Norman Hotz spoke of the hog problem.
- **Amenities** – Donna DeLuca gave the report. She spoke of a woman being stuck in the pool area, and Donna mentioned having a number posted to call if you get stuck in the pool area. There are signs to wear a mask in the clubhouse and gym, people are not reading. The bocce ball court sign dedicating it to Bill Cummings is on order.
- **Environmental** – Mary Lou Holler gave the report. **MOTION** made by Mary Jane and seconded by Cindy Beckley to accept the discount and do both projects through solitude at the same time. Roger would like to table this item in order to meet with the environmental committee. Extensive discussion was had. Motion fails, with Mary Eve, Roger DeNescia, and Cindy Beckley voting against, and Mary Jane Apicello and Art Apicello voting in favor. **MOTION** made by Cindy Beckley and seconded by Mary Eve to do pond 7 for \$7,710. Motion passed unanimously. Dave Bakula reported on a homeowner who is asking for a reimbursement for an invoice for a tree. No motion was made, so the homeowner is responsible for the payment.
- **Roads** – Mary Eve gave the report. The roads committee is seeking more help.
- **Sidewalk** – George Hrisoulis was not present.
- **Tree and Gutter Report** – George Sperry gave the report. A vendor is needed for single tree removal. 4426 Sintina Ct. **MOTION** made by Mary Eve and seconded by Mary Jane Apicello to allow Brian to contact Lamb Tree Care to see if they can swing by and take care of the tree limb at 4426 Sintina Ct. They are on property today trimming behind Nizza Ct. Motion passed unanimously.
- **Citizens Patrol** – Norman Hotz reported in Bill Lillich's absence. Things have been quiet around the Association, more people are needed for the committee.

**MOTION made by Cindy Beckley and seconded by Art Apicello to accept all committee reports. Motion passed unanimously.**

#### **Sub-Association Reports**

- **VNA One** – Norm reported. Two of the lots have sold.
- **Villa Paradiso** – Jan Weis reported.
- **Villa Vivaci** – Mike \_\_\_\_ introduced himself; Ann read a report from Harry \_\_\_\_.
- **Casa di Amici** – Brian Rivenbark reported – the Association has a board meeting today. They will be discussion keys, resurfacing of the pool, and landscaping.

**Management Report** – Brian reported that he had tried to call Lamb Tree Service – he is waiting on a call back.

#### **New Business**

- None.

#### **Unfinished Business**

- None.

**Owner Comments**

- None.

**Next Meeting** – May 24, 2021 at 9 am.

**MOTION** made by Mary Jane Apicello and seconded by Art Apicello to adjourn the meeting. Motion passed unanimously.

Meeting was adjourned at 11:44 am.

Respectfully submitted,  
Lindsey Rhoades/LCAM, for  
Brian Rivenbark/LCAM, for  
The Venetia Community Association Board of Directors

TREASURER REPORT  
MARCH 31, 2021

Total Liabilities & Equity:  
\$1,448,521.92

Reserve Accounts:  
\$959,639.02

Total Expenses:  
\$91,656.56, under budget \$8,002.37  
YTD under budget \$34,695.54

Administration Expenses:  
\$6,955.70 under budget \$1,552.64  
YTD under budget \$3,619.04

Grounds Expenses:  
\$17,182.58, under budget \$11,359.10  
YTD under budget \$26,534.49

Total Maintenance Expenses:  
\$14,217.03, over budget \$7,475.37  
YTD under budget \$2,083.47

There was an expense in the amount of \$9,364.50 for power washing the fountains and pavers within the community. This was a service provided by the former landscape contract which is not included in the current contract. When preparing the budget for 2022, a line item should be included for this expense.

Pool & Recreation Expenses:  
\$2,849.70, under budget \$533.64  
YTD under budget \$2,527.48

Utilities Expenses:  
\$50,182.14, over budget \$52.39  
YTD over budget \$323.17

Accounts Receivable: \$4,893.16. Four homeowners have not paid their 1st quarter fees. Certified letters were sent to all delinquent accounts. Included in the outstanding balance is \$1,950.97 from a homeowner currently being handled by our Attorney. As of 4/20, two of the four residents have paid 1st quarter fees that were overdue.

## **Amenities Report for April 26<sup>th</sup> VCA Board of Directors Meeting**

1. There are ongoing issues with residents entering or trying to exit the pool deck after hours. Although signs are posted, people continue to not abide by the capacity in the spa, and do not straighten furniture or close umbrellas. We sent another eblast this week reminding our residents of rules.
2. Pool Filters remain an ongoing issue and we are reviewing this with Symbiont and Grande Choice. Pollen and debris from recent storms required extra cleanup efforts.
3. Fitness Room use is consistent – many of same individuals are on a regular schedule.
4. Pickleball equipment took a beating this year and a new net assembly had to be ordered. We are hoping some repair work by volunteers holds up.
5. The sprinkler system and water feeds around the courts is still an issue. Once this is resolved, we will need to ask Landscaping to take a look at adding sod just before our rainy season. If we can get the water turned on we have volunteers who want to power wash the courts.
6. The Clubhouse was re-opened to residents on April 4<sup>th</sup>. Most activities for card and game groups have been placed back on the calendar. Seating is limited and noted on the signage. We have placed guidance and occupancy signage in all three rooms and moved furniture accordingly.
7. Because of occupancy limitations there are No Mix and Mingles at this time, and No Rental of the Clubhouse for private events, and No Board meetings (which are open to the community.) We will continue to review/address this.

Submitted 3/20/21

Donna DeLuca and Jim Irr

## **Communications Committee Report for April 2021**

The Communications Committee would like to ask the VCA Board to approve the addition of Nancy Gianino to the committee.

The printed directory is expected to be delivered in late April. Plans are being made to distribute them to the residents.

A MailChimp account and a Gmail account have been set up for Communications Committee use. This will allow users to send eblasts. Other groups may use it to contact their members.

Cindy has been in communication with Comcast about laying the cable to the clubhouse for the TV channel.

The committee is considering starting a Facebook page for Venetia.

Joe Holler

## Environmental Report 4/26/2021

1. Pond 6 was assessed for some washouts that appear when the water is low. It is not an immediate problem, but will be checked on regularly.
2. Sumps 23 and 44 were cleared out by the following people.

George Sperry

Brad Rice

Dean Draper

Mike Gibson

Jerry Klingensmith

Dave Bakula

Roger DeNiscia

Four of these guys are not on the environmental committee, but serve on other committees and we really appreciated their help. The estimated cost of doing these 2 sumps by a contractor would have been around 1200.00.

3. Washouts on pond 11 and 7 were assessed by Solitude and a proposal for fixing the banks is submitted to the board.
4. It is recommended that the board not pay for a willow tree that fell on a homeowner's garden.
5. The committee inspected the sumps in Venetia and found 6 that will need to be cleaned out when the opportunity presents itself.

Respectfully submitted

Mary Lou Holler co-chair

VCA Finance Committee  
Minutes of Meeting April 6, 2021

The meeting was called to order via Zoom by Chairwoman Jennifer Smouse. Attending were Jim Chmielak, Roger DeNiscia Sr, Bill Mechling, Mary Eve and Cindy Beckley. VCA President Ann Viel and Sunstate Mgmt Rep Brian Rivenbark also were in attendance.

Jennifer announced that the next CD to mature on April 15, 2021, in the amount of \$80,753.58 as of 2/28/21, is at Centennial Bank. Cindy made a motion, seconded by Roger, and the committee unanimously voted, to move that money to a new CD for 12 months at the rate of point 25 percent at Centennial Bank. Mary will ask the VCA Board to confirm their approval for that reinvestment at their next meeting on April 26, 2021.

It was noted that there is another CD maturing on July 11, 2021 at Bank Ozark in the amount of \$234,775 at the rate of point 9 percent.

Roger reported that the Planning Committee held it's first work session to formulate master plan templates for each committee to begin work on the 2022 VCA budget. Those templates will be completed by each proponent committee and forwarded on to the Finance Committee by July 1, 2021.

Roger also reported that he has formed a Planning Priorities sub-committee of the Planning Committee comprised of himself, Mary Eve, Jennifer and Cindy. The major consideration of this sub group would be to develop a strategic plan to rank projects by necessity both for tangible and intangible budget items.

The following timeline was approved by this committee for preparation of 2022 Budget:

July 1, 2021 – Budget templates due from each planning committee member

July 6, 2021 – Finance Committee meeting to collate Planning Committee templates into first draft of budget

July 21, 2021 – First draft of 2022 Budget to Sunstate Mgmt for inclusion in VCA Board Packets

July 26, 2021 – VCA Board Meeting to review first draft 2022 Budget

August 3, 2021 – Finance Committee Meeting to fine-tune first draft budget

August 25, 2021 – Second draft 2022 Budget to Sunstate Mgmt for inclusion in VCA Board Packets

August 30, 2021 - VCA Board Meeting to review Second draft 2022 Budget

Mid-September – Work session for 2022 Budget with Betsy at Sunstate

September 22, 2021 - Final draft of 2022 Budget to Sunstate Mgmt for inclusion in VCA Board Packets

September 27, 2021 – VCA Board Meeting to approve Final Draft 2022 Budget

October 1, 2021 – Mailing of 2022 Budget to Venetia residents

October 25, 2021 VCA Board Meeting to approve 2022 Budget

Cindy made a motion, seconded by Bill, and unanimously passed, to recommend to the VCA Board of Directors to obtain an updated Reserve Study by Patricia Staebler, as was suggested last year.

It was decided that this committee will not require a meeting in May, so the next meeting of this committee will be held on Tuesday, June 1, 2021 at 1pm via Zoom.

Jennifer asked if anyone had any other agenda items. Hearing none, a motion was made by Cindy and seconded by Jim, and voted unanimously to adjourn at 1:50 pm.

Respectfully submitted,  
Cindy Beckley  
Recording Secretary



## **April 2021 Infrastructure Report**

This report is for the period of 3/27/2021 thru 4/20/2021

3/27 Removed, rebuilt & replaced the makeup water Hudson Valve on the Butterfly Park Fountain.

3/30 Cleaned spider webs from video cameras around Clubhouse. Installed 12 new landscape light fixtures in Clubhouse area. Replaced photo cell on streetlight at 5002 Bella Terra. Cut back vegetation around streetlight at 4967 Bella Terra so photo cell could operate properly. Replaced photo cell on streetlight at 4923 Bella Terra. Replaced photo cell on streetlight at 4318 Via Del Villetti.

4/6/ Reinstalled right side Column on south Clubhouse Sign that was knocked over by persons unknown. Installed 2 new LED light fixtures for Clubhouse Signs. Replaced 2 bulbs in streetlights one at 4314 Via Del Santi and one at 5003 Bella Terra. Installed one new landscape fixture in clubhouse area.

4/8 Repaired leaking toilet in clubhouse ladies room. Had to replace seal kit between tank and bowl. Installed and adjusted new float valve on Woodmere Waterfalls water makeup system.

4/12 Repaired pot hole in roadway at 4435 Sintina Court. Installed new landscape fixtures along road in front of the Clubhouse and one at south end of building. Capped off 6 old fixture locations where the trees have been removed on south end of building.

4/20 Installed LED bulbs at all Entrance Ways around Clubhouse. Replaced burned out bulb in one parking lot light. Checked out blinking light on corner of canope. Installed new landscape light fixture at north end of clubhouse. Checked streetlight at 4963-67 Bella Terra that was staying on all day. Found photo cell was pushed inside of lamppost, reinstalled properly and checked. Installed 20 x 20 paver stone over makeup valve to keep vandels out. Replaced fuse holder in streetlight at 4293 Corso Venetia Blvd.

Committee Worked a total of 75 hrs. in the period mentioned above.

Submitted by Bill Crocker

## Venetia Community Association Insurance Committee Report for April 2021

Nothing to Report.

Respectfully submitted,

George Hrisoulis

Committee Chairperson

4/19/2021

**VCA PLANNING COMMITTEE  
MONTHLY REPORT**

April 20, 2021

The Committee chairs presented their Master Plans to the whole Planning Committee on April 15. So that each plan could be presented within the allotted time there were no questions or comments during the presentations. Master Plans were presented by 10 committees and comprised 29 total budget items.

For the current year (2021) the appropriation for tangible discretionary projects amounts to \$463,000. For the 2022 budget year as represented by the Master Plans the total proposed expenditures for tangible discretionary projects amounts to \$515,000. This represents an increase of 11%. However, many of the proposed project (budget item) projections appeared to reflect a proportional increase of the current budget item amount. Very little support information was offered in certain cases.

The Committee Master Plans represent the first step, or foundation, for the successive next steps in the budget process. From this point on more scrutiny is needed and details become more critical. The next meeting will focus on justifying project scope and estimated cost.

Respectfully submitted,

Roger DeNiscia, Chair

AD HOC ROAD COMMITTEE  
APRIL 1, 2021

The members of the Committee met on April 7, 2021. In attendance was Jim Cannata, Mary Eve, Dick Seals, George Sperry and guest Roger De Niscia from the Planning Committee. Roger gave a brief overview of the function of the Planning Committee and the role it will be playing in future long range projects within Venetia which will include the paving of the roads in our community.

All members of the Committee were asked to give their assessment of the condition of the roads in Venetia. That led to a conversation about what roads and when the work should begin. There is still the thought to do all the roads at once or to break the project into phases with doing the roads in the worst condition first. George reported on the last two bids received from Ajax Paving, the last one in 2020, which was approximately \$889,000.00. All agreed that with the cost of oil as high as it is today, the cost will be considerably more than the bids we have. When the project moves forward, we will certainly request more than one bid. Alternatives were discussed such as seal coating. It is the feeling of this committee that our roads would not benefit from that process. Mary discussed the monies in the Reserve Account for road improvement which is currently \$735,708 and will be approximately \$800,000.00 at the end of 2021. Again, before the road project begins, more planning will take place on the best way to finance this project. We have approximately 5.2 miles of roads in Venetia.

It was suggested that we request the Board to approve an Engineer Report. The Committee offered the following as to the scope of having such a report completed:

- Conduct a visual inspection of the condition of the existing roads.
- Prepare a pavement distress inventory for each roadway.
- Prioritize each roadway or roadway segment in need of treatment.
- Recommend treatment/preservation method for each roadway or roadway segment.
- Recommend a schedule of improvements including cost estimates.
- Consider a traffic signage review, stop, speed etc.
- Drainage issues, speed bump issues, garage to road abutment issues (Condos), expected lifespan of new surface and subsurface issues if any.
- Engineer could write a paving specification which could be given to paving companies so when comparing bids we would be comparing "apples to apples".
- Engineer could oversee the project to make sure the construction specifications are followed.

\*\*

There was no new date set for the next meeting. I would like to suggest that after the 2022 budget is complete, the Committee meet with the Planning Committee to begin serious discussions on moving forward with this road project.

\*\* With the restructuring of the AdHoc Road Committee, no formal request to the Board will be made at this time for an Engineer Report.

Mary Eve

## Venetia Community Association Sidewalk Committee Report for April 2021

Nothing new to report, still waiting to meet with our contractor.

Respectfully submitted,

George Hrisoulis

Committee Chairperson

4/19/2021



Restoring Balance. Enhancing Beauty.

## Proposal for Services SOX Erosion Control

### PROPOSAL FOR:

Venetia Community Association  
Venice, FL. 34293

Environmental Committee  
MaryLou Holler  
marylouholler@gmail.com

### PROPOSAL BY:

Liz Rocque  
Business Development Consultant  
SOLitude Lake Management

Liz.Rocque@solitudelake.com

April 5, 2021







Dear Grant:

SOX Erosion Solutions™ are bioengineered and designed to immediately halt soil erosion and stabilize shorelines. SOX systems offer these unique attributes;

- Long lasting results that continue to improve over time,
- Superior buffering and filtering results in improved waterway and ecosystem,
- Exceptional water retention for vigorous growth of new vegetation,
- The only erosion control system that integrates into the earth,
- Uses locally sourced natural fill,
- Attaches directly to “intact” shore bank NOT to unstable shore bed,
- Allows SOX to be re-tensioned whenever necessary,
- Subsurface staking system eliminates injury liability to humans and animals,
- SOX “self-tightens” due to its ability to manage incredible weight displacement.

## EROSION RESTORATION RECOMMENDATION

SOLitude Lake Management will install DredgeSOX® erosion control materials (SOX) at Venetia Community Association, Venice., FL as described below.

### Pond 7 & 11

- Repair up to approximately 150 linear feet of lake bank with 12-foot DredgeSOX material. 90 LF for pond 11 and 60 LF for pond 7.
- Company will prep areas by removing debris and trash. Any irrigation, culverts, drains will be replaced / extended as necessary and billed at time and materials.
- The DredgeSOX will be backfilled with material dredged from the lake using a portable sediment removal system and/or with imported fill as necessary.
- Materials consist of the following: DredgeSOX, wooden stakes, rope, and fill material.
- SOLitude will utilize wooden stakes to secure the SOX material.
- SOLitude will plant sod on the new installed area. It will be the responsibility of the community to irrigate the new sod/planted area once installed.
- SOLitude will clean up after themselves and leave the work site with minimal disturbance to its natural appearance.

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## Customer Responsibilities

- Customer is responsible for the cost of any necessary permits that may be required prior to commencement of work.
- Provide all available as-built or other plans related to the areas to be restored, used for staging, or otherwise impacted by the project work.
- Customer understands that it is their responsibility to mark sprinkler heads, otherwise SOLitude will not be responsible for damage to the system during the course of work. SOLitude will repair any marked sprinkler heads damaged during erosion work in a timely manner.
- In the event that fill material suppliers increase the cost of materials necessary for SOX installation, Customer will be responsible for incurring the difference in cost. Every effort will be made to notify Customer with as much advance notice as possible in the event that an increase occurs.
- It is the customer's responsibility to irrigate the new sod/planted area once installed.
- In the event that the dredge material from lake bottom is unsuitable for use in the DredgeSOX, SOLitude will have to fill the system with imported fill at an additional charge of \$5/linear foot

## Warranty

- DredgeSOX material is warrantied for five (5) years.
- The labor warranty for any manual adjustments needed is for a one (1) year period. Our guarantee does not include the loss of material due to 'acts of God' such as floods, hurricanes, or other catastrophic events, nor does it include loss due to theft, lack of adequate irrigation, vandalism or negligence by others, or other factors outside the control of the organization.

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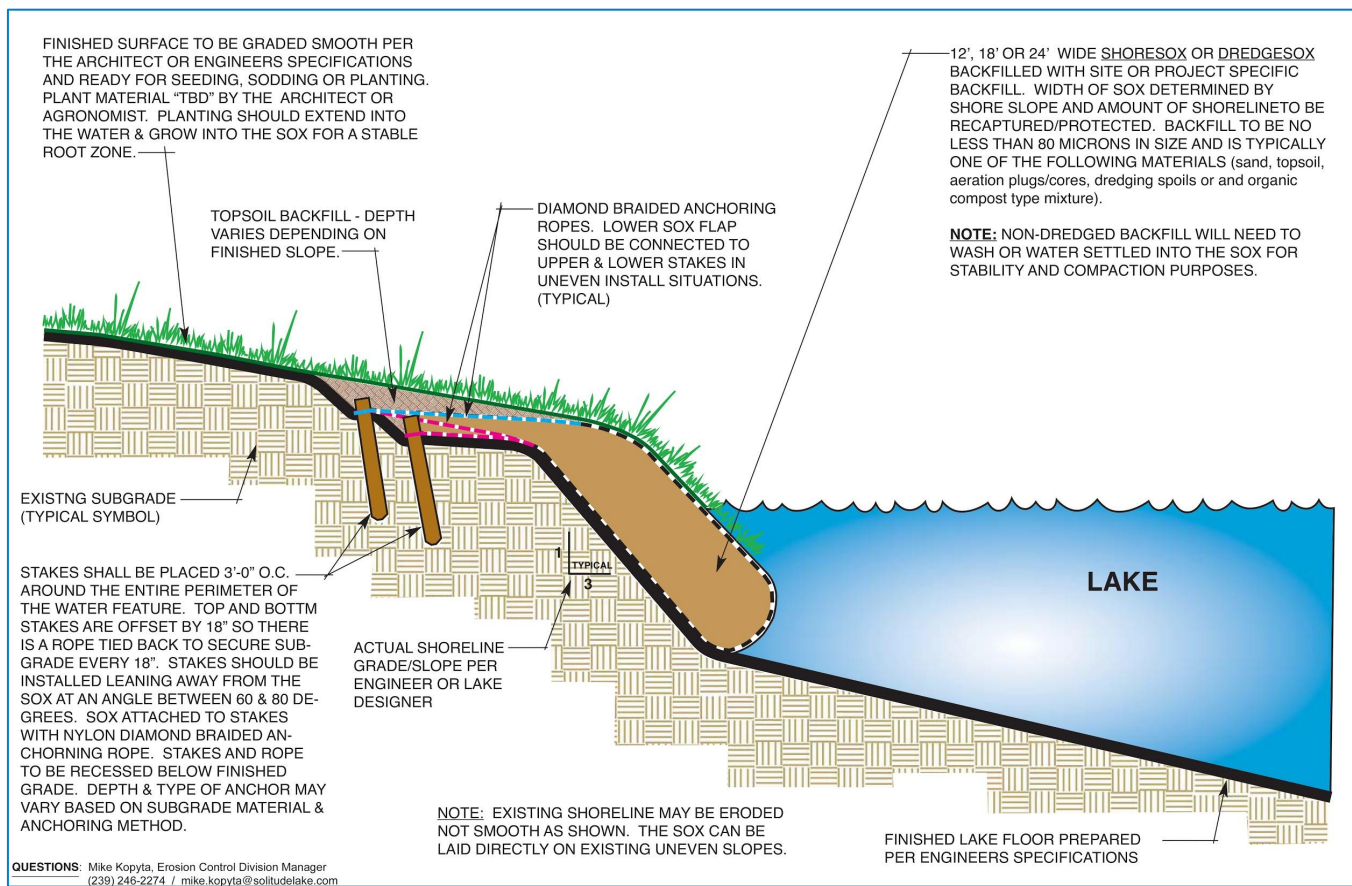




## EROSION RESTORATION PRICING FOR VENETIA COMM. ASSOC.

AREA	ESTIMATED TOTAL
<b>Pond 7: 60 Linear feet of 12 foot SOX</b>	<b>\$7,710</b>
<b>Discounted if done at the same time as Pond 11</b>	<b>\$6,670</b>
<b>Pond 11: 90 Linear feet 1,370 feet of 12 foot SOX</b>	<b>\$9,190</b>
<b>Discounted if done at the same time as Pond 7</b>	<b>\$7,950</b>

*Note: The prices shown above are valid for 60 days from the date of this quotation*



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# Shoreline Erosion Control

## Protect Lake and Pond Banks and Shorelines

Shoreline erosion is a common, natural phenomenon that can occur as a result of harsh weather, recreation, poor landscape design or, simply, an aging freshwater ecosystem. If left unaddressed, your lake, stormwater pond or canal may experience native vegetation and habitat loss, nutrient loading, excess runoff and other complications. There are a variety of shoreline erosion restoration solutions available including rip-rap, bulkheads and coconut fiber logs. These solutions may be a fit depending on your needs and budget, however, SOLitude's recommended and premium erosion control solution is the SOX system.

*"We highly recommend solitude lake management, and the sox system has transformed our pond. We are thrilled with the results!"*

-Van and Irene davis, Fort Myers, FL

## Bioengineered Living Shorelines and Hillsides

SOLitude Lake Management® is proud to provide SOX Erosion Solutions™ in our suite of erosion control products. The patented SOX system provides an innovative, eco-friendly solution that halts hillside and shoreline erosion while immediately stabilizing shorelines and hillsides, creating a natural foundation for vegetation.



### The SOX System is warrantied to provide at least 5 years of stabilization and is:

- An excellent solution for re-stabilizing and restoring the shores of waterbodies in communities and golf courses.
- Made from a combination of ecofriendly, biodegradable burlap fabric and heavy-duty knitted mesh.
- Immediately effective in filtering and buffering run-off water, removing harmful contaminants and benefiting waterways, all while providing ongoing erosion control.
- The SOX system is typically filled with organic compost or pond sediment. SOLitude's hydro-rakes complement this technology, as we can utilize material within the waterbody to fill the SOX system.
- Once filled and secured, a native buffer of beneficial vegetation can be planted or sodded through the mesh and fabric layers.







## UTILIZING HYDRO-RAKING AND HYDRAULIC DREDGING

One of the many benefits of SOX systems is that they are designed to contain dredged materials. There are several ways to fill these systems with organic material but the most cost-effective methods are through hydro-raking and hydraulic dredging.

### Utilizing the sediment at the bottom of your lake or pond achieves two goals:

- Increases depth and the lifespan of your waterbody.
- Provides the organic material to fill the SOX system without the need to drain the waterbody or ship the material off-site.

With the hydro-rake, sediment is scooped up and placed directly into the SOX system. Similarly, the hydraulic dredge breaks up the organic matter at the bottom and pumps it through a pipeline and directly into the system.



## The Importance of Maintaining A Vegetative Buffer

No matter the type of erosion problem you're facing, it's extremely important to cultivate a beneficial vegetative buffer around your waterbody. Buffers are simple to maintain and help keep sediment in place during rainstorms. They're also known to provide a plethora of benefits beyond erosion control, including nutrient filtration and aesthetic enhancement.

Whether you want to address an existing erosion problem or reinforce the strength and appearance of your aquatic ecosystem, it's important to stay ahead of sedimentation problems using buffer management and shoreline erosion control strategies.



## LEARN MORE ABOUT OUR EXPERIENCE WITH SHORELINE RESTORATION



CLICK FOR  
LOWCOUNTRY  
CASE STUDY



CLICK FOR  
FLORIDA KEYS  
CASE STUDY



CLICK FOR  
PALM HARBOR  
CASE STUDY



CLICK FOR  
TAMPA  
CASE STUDY

Still have Questions? **We have Answers!**



## Tree and Gutter Committee Report 4/26/21

The tree removal and planting project is now complete. The project did not go as smoothly as we had hoped it would go. The stump grinding was the weak link. The committee spent a lot of time with ArtisTree where more grinding was needed to be done in order for the trees to be planted deep enough in the ground.

On one day a breeze came up and almost half of the new trees blew down with a couple of them blowing down multiple times. Most of this was caused by sloppy work. The committee spent many hours going over what had to be done in order for the work to be acceptable to the community. For the most part ArtisTree responded to our demands and completed the required work.

The committee members have been knocking on doors to get people to water the trees and sod near their homes. The committee members have been watering the trees planted near Route 41. It looks like all of the trees will survive.

There is an oak tree on 4426 Sintina Court that has a branch hanging over the road that has been hit multiple times in the past by delivery trucks. The committee members can trim this tree but we may have to hire someone to haul away the debris as it appears the Westcoast Landscapers does not want to do that kind of work. I would like Board approval to trim that tree so that we can eliminate that hazard.

There is no work going on with the gutters at the present time. The committee will submit a list of gutters in need of repair in the next couple of months.

Tree and Gutter Committee Chairman

George Sperry

Villa Paradiso

Association Report – for April Venetia Community Board Meeting

Three Villas have been sold over the last two months in Villa Paradiso; we're excited to welcome our new neighbors!

Villa Paradiso continues to work toward a strategic plan for the future of our community. We are the smallest homeowner Association within Venetia and have to step back and direct our energies to not just reacting to issues when they pop up but rather attempting to look forward and predict and prepare for what we all know will always be coming our way.

Our shared pool with Casa Di Amici is showing its age. We are currently dealing with the cost of heater replacements and filter grids; future pool resurfacing as well is in our future.

Our recently kicked-off Landscaping Project meeting was held and we're now reviewing input from our recent homeowner survey regarding what they would like to see in the future as we begin to address dying landscaping and trees and asking for their participation in this project. We'll announce our Landscape Project Team who will meet throughout the summer to develop a short/long-range plan we can phase into as we move through revamping our landscaping for the next 2 to 3 years.

We are wrapping up an on-going irrigation project from 2020 so critical to the above Landscaping Project.

Our summer will be spent developing a full Community Plan that will outline all known current and future projects such as Landscaping/irrigation, owners' villa maintenance (painting, pavers, gutters), community road resurfacing, pool maintenance, etc. so that we can respond and be prepared.

In support of all of this work, our Treasurer is working on an aging/reserve study for all of the above to incorporate into our financial planning for 2022 and going forward. This will assist in communicating to our homeowners.

There will always be emergencies and surprises, but we can do our best to prepare!

Jan Weis,

President, Villa Paradiso Board

**Villa Vivaci**  
**Per President Harry Vogel**  
**4/23/2021**

The following projects were completed this spring

1. All villa roofs were cleaned
2. All facade trim was repainted
3. The irrigation system was repaired.

Lightening struck an oak tree and blew some bark off. Too close for comfort. No other damage and no injuries. May need to be removed.

The preserve needs straight cutting. Encroaching on the back of some Villas.

Welcome Committee Report  
VCA Board Meeting – April 26, 2021

Since the March report there has been 1 new closing making it a total of 11 for 2021. Everything is the same regarding welcoming procedures.

Submitted 4/19/2021

By Mary Hrisoulis