

**BURNT STORE LAKES PROPERTY OWNER'S ASSOCIATION
MINUTES OF BOARD OF DIRECTORS MEETING
HELD IN THE BURNT STORE LAKES POA CONFERENCE ROOM
100 MADRID BLVD., UNIT #212, PUNTA GORDA, FL 33950**

June 15, 2010

CALL TO ORDER, PROOF OF NOTICE and ROLL CALL

Peg Varga, President, called the meeting to order at 6:00 p.m. Secretary, Sandy Funk, announced the Meeting Notice and Agenda were both posted on Friday, June 11, 2010. The postings meet the guidelines as set forth in the By-Laws. Sandy Funk took the roll call as follows: present were Fred Boland, Marion Jinkens, Bob Lilley, Gordon Quick, Bob Reichert and Peg Varga. Jim Thiel was absent.

Public Input: There was no public input at this time.

DISPOSITION OF MINUTES

Sandy asked if there were any corrections or additions to the Minutes of the regularly scheduled Board of Directors meeting held on May 11, 2010. There being no corrections or additions, Peg stated that the Minutes are considered approved as written by unanimous consent.

TREASURER'S REPORT

Peg Varga provided the Treasurer's Report in Jim Thiel's absence. All Directors received a copy of the written report. Peg stated that the Cash position on May 1, 2010 was \$541,341.44. Cash received for the month ending May 31, 2010 was \$ 9,396.03 and included interest income of \$433.75. The total disbursements for the month were \$76,054.20. (Operating expenses: \$48,459.10; Reserve expenses: \$26,365.10; Vagabond escrow expenses: \$600.00; and Dinner Dance: \$630.00.) Assessments receivable at month ending were \$111,814.82.

Gordon Quick made a motion to approve the June 15, 2010 Treasurer's Report for audit. The motion was seconded by Fred Boland. ***The motion unanimously passed with Fred Boland, Marion Jinkens, Bob Lilley, Gordon Quick, Bob Reichert and Peg Varga voting aye.***

Bid packages were sent to multiple contractors to request quotes for three contracts ending this fiscal year: Mowing of the vacant lots, landscaping & maintenance of the entrances, park and right of way along Cape Horn and also for Lakes Water Quality.

OLD BUSINESS:

DIRECTOR REPORTS:

SAFETY & PREPAREDNESS – Fred Boland

Fred Boland reported that the Neighborhood Watch Committee met two weeks ago. There was nothing significant to report at this time.

MECHANICAL & MAINTENANCE – Bob Lilley

Bob Lilley reported that he continues to follow up with the green belt plantings and need for sod replacement along Vincent Ave and in the right of way at Thyme Ct. Bob was informed that the right of way plantings were moved back from the right of way by the property owner. Bob and Sandy reviewed with a property owner, a green belt area on Nicobar behind the property owner's house. The request was to plant a line of three trees that would extend into the green belt. The area presently has a stand of trees, and the designated location would serve to enhance its appearance. The plantings will not interfere with drainage or mowing. Bob Lilley made a motion to approve the property owner's request. The motion was seconded by Bob Reichert. ***The motion unanimously passed with Fred Boland, Marion Jinkens, Bob Lilley, Gordon Quick, Bob Reichert and Peg Varga voting aye.***

Sandy Funk stated the details of the DM Construction quote to complete the drainage work at San Edmundo. Bob Reichert made a motion to accept the quote and approve the expenditure not to exceed \$25,000 to finish the drainage work as required by the DEP permit. Fred Boland seconded the motion. ***The motion unanimously passed with Fred Boland, Marion Jinkens, Bob Lilley, Gordon Quick, Bob Reichert and Peg Varga voting aye.***

Sandy Funk reported that the rip rap job to reinforce the shoreline on San Ciprian was completed by Charlotte County. She further stated that resident Bill Lounsbury requested that the Association inquire into management of and potential removal of the mangroves growing in the south side of Bear Branch Creek. The growth extends across the creek clogging and causing impairment to the flow of water. Sandy will speak with a DEP representative to determine the process and feasibility.

LONG RANGE PLANNING (LRP) – Bob Reichert

Bob Reichert continues to research and meet with engineers to review an old proposal for a kayak / canoe launch. He is seeking a minimum of three quotes and will report his findings at the next meeting.

The Long Range Planning Committee did not meet during the month of May.

LAKES WATER QUALITY – Bob Lilley

Bob Lilley stated that plans are being made to move forward with maintenance of the islands at Ibis Lake. The plan involves "topping off" the tallest trees using a combination of paid contractors and volunteers. This plan will discourage nesting of 'undesirable birds, such as Cormorants.

Bob Lilley believes the main factor contributing to poor water quality is the amount of nutrients going into the lakes. Increased oxygen promotes the decay of these nutrients and reduces the algae. Increased aeration is the key to oxygenation: improved water quality reduces sludge and enhanced conditions to reduce chemical treatments to twice per year.

In preparation for contract renewal, Bob met with three water quality contractors. He will provide a report next month.

COMMUNICATIONS – Marion Jinkens

Marion reported that two CIN messages were transmitted last month. The Newsletter was sent to the membership during the last week of May.

BEAUTIFICATION & ENHANCEMENT – Marion Jinkens, Gordon Quick

Gordon Quick initiated discussion regarding landscaping on the north side at the front entrance that should be removed in order to further enhance its appearance. Two quotes were received. The work cannot be completed until the County has finished other entrance work.

The street lights will be completed as soon as the hardware necessary for the 'break away' requirement has arrived. Quotes for the Association's portion for electrical connections and irrigation were solicited. Preliminary estimates should not exceed \$12,000.

Sean Howard is seeking bids for construction of the restroom facility in the Park.

COMMUNITY STANDARDS - All

The Community Standards 'Deed Restriction Report' was reviewed.

ARCHITECTURAL REVIEW – Fred Boland

ARC recommended approval for home color changes at 95610 and pool construction at 84608. It was further discussed to amend Policy #2, Building Construction. ***The motion unanimously passed with Fred Boland, Marion Jinkens, Bob Lilley, Gordon Quick, Bob Reichert and Peg Varga voting aye.***

COUNTY RELATED ITEMS – Peg Varga

Bob Reichert reported that Commissioners will vote against a tax increase and attempt to cut the County budget flat. He cited the CC Sheriff budget as an example.

Bob provided YMCA child care information to be available at the office.

Bob Reichert stated that a 'Meet the Candidates' event is scheduled for July 7, 2010 for Candidates Don McCormick and Chris Constance of District 2 and Dick Loftus and Stephen R. Deutsch of District 4.

Miscellaneous - Bob Lilley made a motion to change the Annual Meeting date to Saturday October 23, 2010 to accommodate attendance for key Webb-Lorah personnel. Bob Reichert seconded the motion. ***The motion unanimously passed with Fred Boland, Marion Jinkens, Bob Lilley, Gordon Quick, Bob Reichert and Peg Varga voting aye.***

NEW BUSINESS

Nominating Committee: Bob Reichert made a motion to appoint the following residents to the Nominating Committee to develop a slate of candidates for the October Board of Director openings: Jim Brown, Lauren Catalano, Joyce Punt, Terry Tattar and Jim Thiel. Bob Lilley seconded the motion. ***The motion unanimously passed with Fred Boland, Marion Jinkens, Bob Lilley, Gordon Quick, Bob Reichert and Peg Varga voting aye.*** Deadline for candidate submissions is July 30, 2010.

The Board discussed the availability of the meeting room for use by residents. It was agreed that residents may request use of the meeting room for a time-limited, non-social gathering during business hours.

The Office will be closed on Wednesday July 7, 2010 in order for Celeste and Sandy to attend a C.A.M. course to meet licensing requirements.

The meeting was adjourned at 7:25 p.m.

OPEN FORUM

Mike Wiesenthal asked a clarifying question regarding the budget line item for midges. He mentioned the impact on the water quality made by the hurricane and also the oil problem in the gulf that will have a 10 year impact on the region; he factored in El Nino & El Nina. He further stated that it was not okay to increase the aeration of the lakes just to placate a few people. Bob Lilley responded that the intent was to decrease the problem of the midges, and not to placate people.

Mike Wiesenthal moved on to discuss the instance of volunteers working to remove the Brazilian pepper trees and cautioned the Board to consider insurance. Directors responded that the Volunteers have been operating for over 13 years and are aware of the issues and that administration provides a volunteer form as acknowledgment.

Rick Mathis mentioned a light that needs a cover at the Park. Sandy will look into the matter to have it repaired.

Rick inquired whether or not there was a spray or treatment to neutralize the bird guano and/or plant life at the islands. Bob Lilley clarified that spray application would be applied to the soil and he is not receiving any recommendation toward that action. It would take continuous application for the plan to be effective. Rather, it is not a viable solution.

Rick further asked whether or not the signs recently placed in the community could be easily removed in the event of a hurricane. It was stated that the signs are designed to

withstand 140 mph wind. It is unknown if someone would be available to go around to remove all of the signs in the event of a hurricane warning.

Open Forum concluded at 8:00 p.m.

Respectfully Submitted,

Celeste M. Midolo, Administrative Assistant
On Behalf of Sandra J. Funk, Secretary
To the Board of Directors

June 21, 2010

Note: The next regular meeting for the Board of Directors is scheduled for **Tuesday, July 13, 2010** at 6:00 p.m. in the Conference Room of the BSLPOA at 100 Madrid Blvd, Unit #212, Punta Gorda, FL 33950.