

# Minutes

## SLCA BOARD MEETING 3/31/2021

Directors present: Peter Balint, Jim DeNiro, Michelle Carpenter, Si McAninch, Kevin McGrath, Board consultant Dave Anderson (via Zoom)

Guests: Homeowners Steve and Susan Lanser

Peter called the meeting to order at 7:00 p.m.

1. Approval of October 17, 2020 minutes: Jim DeNiro made a motion that the minutes be accepted as written. Kevin McGrath seconded the motion and it passed unanimously.
2. Board Member certification: Peter Balint reported that he recently completed a continuing education training that he found to be very helpful and encouraged other Board members to consider doing the same.
3. Treasurer's Report: As presented. Excess monies from the 2020 budget have been placed into our three reserve accounts.
4. Landscape Committee Report: There was a report given on making changes to the landscape beds in front of the entry walls. Several vendors have been contacted to make proposals to do this work. Also, there was a discussion about planting shrubs or flowers in the area next to the emergency access gates between Serenoa and our community where two diseased oak trees were removed. The common area irrigation system must be extended to this location to make this a viable project.
5. ARC Report: Since the last SLCA Board meeting, 12 requests were submitted and 11 were approved.
6. Social Committee Report: The Holiday party is scheduled for December 19, 2021.
7. Gate Committee Report: Peter Balint reported that ongoing preventative maintenance has resulted in keeping the gates in good working order.
8. Community tree trimming: Our community tree vendor will be trimming all street oak trees noted in need of being trimmed in the upcoming April Maintenance Review report.

9. SLCA Marketing Committee Report: All new street signs will be installed in April. A new little library is now in place on Pindo Blvd near Roebelenii Ct with another one scheduled to be placed at the front of the community near the pedestrian gate. Many thanks to Steve and Susan Lanser for their expertise on this project. The plans for the entrance walls are to remove existing landscape and existing tiles on the walls. A new wall covering is to be applied. with raised lettering and backlighting. The guardhouse will need to be repainted to match. New landscaping will be installed and the irrigation will be reworked to properly water the new landscaping design.
10. Securing Serenoa Lakes Perimeter: Because of ongoing area development, there is a continuing discussion about securing the perimeter of our community.
11. Report from Board Consultant: All homeowners have responded to the question as to whether natural gas should be supplied to the community. This data has been sent to the site engineer to develop a cost proposal that will be presented to all homeowners for consideration. There are upcoming changes to area roads. A multi-use recreational trail (MURT) adjacent to Ibis Street is proposed from Grand Palm up to Twin Lakes Park. A traffic light is scheduled to be installed at the Ibis/Clark intersection by the end of 2021.  
7430 Paurotis Ct: There needs to be another inspection and a letter sent to the servicing agent notifying them, as specified in our Covenants & Restrictions, that the home, lanai, pool, driveway, grass, and landscaping are not being maintained to community standards. The Board agreed that this action will be taken.

#### New Business

1. Because CD rates are so low it was suggested to place reserve funds into either a money market or savings accounts. The Board unanimously agreed with this suggestion.

Meeting adjourned at 8:25