

**MEETING NOTICE
BOARD OF DIRECTORS
GULF VIEW ESTATES OWNERS ASSOCIATION
WEDNESDAY, MARCH 21, 2012
AT WOODMERE PARK
7:00 P. M.
AGENDA**

- 1. Call Meeting to Order.**
- 2. Proof of Notice of Meeting and Establishment of a Quorum.**
- 3. Reading and Approval of Minutes** of the Board meeting of February 15, 2012
- 4. Resignations and Appointments.**
 - a. Duane Pilarowski
 - b. Beth Lamprecht
 - c. Rick Vohsberg
 - d. Landscape Committee
- 5. Correspondence and Communications.**
 - a. Results of Driveby Inspections.
 - b. Other.
- 6. Report of Officers.**
 - a. President.
 - b. Vice President.
 - c. Treasurer.
 - i. Dues Paid
 - d. Secretary.
 - i. Block Captain Thank You Coffee
- 7. Committee Reports.**
 - a. Maintenance Committee. (Ed Kowalski)
 - i. K/C checking on Lake Dr. & Fountain Service contracts
 - b. Landscape Committee.
 - c. ARC Committee. (Richard Delco)
 - d. Social Committee. (Ruth Cress)
 - e. SWCAHA: (W. Hewett).
 - f. Welcoming Committee. (Sandy Tustin)
 - g. Newsletter: (Rose Lindenburger).
 - h. Website/Community Relations.
 - i. Security. (Tina Glover)
 - i. Bids on Private Security Service
- 8. Unfinished Business**
 - a. Reserve Accounts.
 - b. K/C checking on street light billing. (formerly Duane's project)
- 9. New Business.**
 - a. Opinion Poll Results
- 10. Public Forum.**
- 11. Adjournment.**

**MINUTES OF THE MEETING
BOARD OF DIRECTORS
GULF VIEW ESTATES OWNERS ASSOCIATION, INC.
WEDNESDAY, MARCH 21, 2012
7:00 P.M.**

Present: Nanette Vuolo, President, Mike Shlasko, Vice-President, Charles Conant, Treasurer, Linda Sussman, Secretary, Ed Kowalski, Directors Jim Kraut for Management and owners in the audience. Absent: Duane Pilarowski, Director.

The meeting was called to order by the President, Nanette Vuolo, at 7:06 P. M. at Woodmere Park , a quorum being present. Proof of Notice of Meeting was given, with Notice and Agenda posted at least forty-eight hours in advance. All motions were unanimously passed at this meeting with all Directors present voting in favor of the motion, unless otherwise noted.

Reading and Approval of Minutes of Previous Minutes: MOTION was made by Linda Sussman and seconded by Mike Shlasko to approve the minutes of the Board meeting of February 15, 2012, as presented.

MOTION PASSED.

Resignations and Appointments:

- a. Duane Pilarowski: MOTION was made by Linda Sussman and seconded by Charles Conant to accept the resignation of Duane Pilarowski from the Board of Directors, effective immediately.

MOTION PASSED.

- b. Beth Lamprecht: MOTION was made by Linda Sussman and seconded by Mike Shlasko to appoint Beth Lamprecht to the Board of Directors to fill the term vacated by Duane Pilarowski until the next annual meeting.

MOTION PASSED.

- c. Rick Vohsberg: MOTION was made by Nanette Vuolo and seconded by Mike Shlasko to appoint Rick Vohsberg to the Board of Directors to fill the term vacated by Bob Kozuch until the next annual meeting.

MOTION PASSED.

Beth Lamprecht and Rick Vohsberg joined the Board.

- d. Landscape Committee: Nanette Vuolo met with Country Squire today to review the work that they do and recommendations for current landscaping.

Correspondence and Phone Calls:

- a. Results of Driveby Inspections: The most recent violation chart was distributed to the Board members. The main focus of the drivethru was power washing of driveways and buildings; there were 48 letters sent.
- b. Other: Richard Delco reviewed his Committee's report, which is attached and made a part of these original minutes.

MOTION was made by Beth Lamprecht and seconded by Mike Shlasko to approve of a fine of \$100.00, per day, on Lot # 139, with the effective date of March 13, 2012.

MOTION PASSED.

Reports of Officers.

- a. President: Three Board members met to discuss the reserve accounts.

MOTION was made by Charles Conant and seconded by Linda Sussman to hire Consult Engineering to provide the Association with an evaluation of the current condition of the wall and recommendations to restore the wall to its original condition.

MOTION PASSED.

Mike Shlasko will contact the County and inquire about dredging the lakes.

- b. Vice President: Mike Shlasko reported that he has started creating an infrastructure database. He has begun scanning in all of the Association's minutes in a searchable PDF format.
- c. Treasurer: The Treasurer reviewed the February financial and aging reports.
 1. Dues Paid: There are 14 lots still delinquent; A "Notice of Intent" has been sent to all 14 lots.
- d. Secretary: Linda Sussman read her report, which is attached and made a part of these original minutes. Authorization forms have been sent to all owners.
 1. Block Captain Thank You Coffee: Covered under Secretary's report.

Committee Reports.

- a. Maintenance Committee: Ed Kowalski reported that 1). The lights at the entrance are working and will be left on from dusk to dawn. 2). The fountains will be left on from 10:00 A. M. to 11:00 P. M.
- b. Landscape Committee: Country Squire is cutting three empty lots and four homes for the Association. Management will provide County Grant contact from another Association.
- c. ARC Committee: Richard Delco: No new requests.
- d. Social Committee: Ruth Cress reported that the social schedule is in the newsletter and that the men are not showing up for the romeo lunches.
- e. SWCAHA: Wallace Hewett read his report, which is attached and made a part of these original minutes.
- f. Welcoming Committee: Covered under Secretary's Report.
- g. Newsletter: Wallace Hewett requested that articles be submitted next week.
- h. GVE Website: No report.
- i. Security: Covered under Secretary's Report. Detective Kathy Duff from the Sarasota County Sheriff's Department will attend the April meeting. Important contact numbers have been put on the website. Only one bid for professional security patrols was received because the two day/four hour per day request is not within most companies parameters. The one bid received was for two days/five hours per day and would cost the Association more than \$5,000.00 per year.

Unfinished Business.

- a. Reserve Accounts: Minutes from the meeting will be forthcoming. The Board discussed a request to extend the North wall.
- b. K.C. checking on Street Light Billing: Mike Shlasko provided the Board members with the details on Associations contract with FPL including street light ownership and billing.

New Business.

- a. Opinion Poll Results: Five more responses have been received.

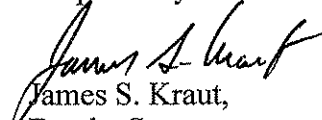
Public Forum: 1). Have the year-end financial reports been mailed to the owners? 2). The Bylaws are on the website for anyone to review. 3). The streetlight at Adams and Washington is not working.

MOTION was made by Mike Shlasko and seconded by Charles Conant that the meeting be adjourned.

MOTION PASSED.

The meeting was adjourned at 8:46 P. M. The next meeting of the Board of Directors will be held on April 18, 2012, at 7:00 P. M. at Woodmere Park.

Respectfully submitted,


James S. Kraut,
For the Secretary

March, 1, 2012
Compliance Committee
Rich Delco
Pat Comeau
Geri Pappa
Tom McCullom
Bill White

To: Board of Directors
Gulf View Estates

To the Board of Directors,

The following are the results of the meeting of the compliance committee held on March, 1, 2012 @ 12:00 PM at Keys Coldwell.

The committee was unanimous on these decisions.

As for Mr. & Mrs. Earl MacNevin at 5816 Monroe Road, who did not appear for the meeting, and did not respond to the registered letter. There violation for not maintaining their property remains. The committee suggests that they be fined.

As for Miss Sharron Ball at 1300 Roosevelt Drive, who did attend the meeting. She informed us that the vehicles were removed and no longer on her property. The committee suggests that no fine be imposed at this time because of her compliance to the issue. The committee also suggests that if this issue reoccurs, that a fine should then be imposed.

Sincerely
Chairman of Compliance Committee
Richard Delco

3/20/2012

Bank Foreclosures FEES NOT PAID and year filed.

Lot 139	5816 Monroe Road	2011 (Claim of Lien)
Lot 249	1333 Roosevelt Drive	2011
Lot 433	1452 Roosevelt Drive	2010
Lot 466	5887 Buchanan Road	2010
Lot 724	5848 Wilson Road	2010

Bank Foreclosures FEES PAID and year filed.

Lot 248	5821 Adams Road	2010
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Bankruptcy

Lot 563	5864 Taylor Road
Lot 752	5831 Wilson Road

Association Moving Forward on Foreclosure

Lot 382	1450 Roosevelt Drive	2011
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Board voted on Payment plan.

Lot 492	1472 Roosevelt Drive	2012
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Accounts in Collection 2012

Gulf View Estates Owners Association, Inc.

A/R Aging Summary

As of March 20, 2012

	Current	1 - 30	31 - 60	61 - 90	> 90	TOTAL
006 Grimm, Troy and Karen	0.00	0.00	0.00	200.00	0.00	200.00
064 Nobles, Robert and Nancy	0.00	-200.00	0.00	200.00	0.00	0.00
073 Coleman, Joseph	0.00	0.00	0.00	200.00	0.00	200.00
139 MacNevin, Earl and Catherine	0.00	0.00	0.00	200.00	575.59	775.59
150 Moore, Mitchell and Katherine	0.00	0.00	0.00	200.00	0.00	200.00
249 Petrone, Brian and Burns, Heather	0.00	0.00	0.00	200.00	0.00	200.00
269 Newton, Lois-Jean	0.00	0.00	0.00	200.00	0.00	200.00
285 Buckley, Michael and Heather	0.00	0.00	0.00	200.00	0.00	200.00
303 Richardson, Paul and Mary	0.00	0.00	0.00	200.00	0.00	200.00
311 Craven, Patrick and Barbara	0.00	0.00	0.00	200.00	0.00	200.00
322 Sugar, Sandor	0.00	0.00	0.00	200.00	22.07	222.07
341 Butterfield, David and Mary Kay	0.00	0.00	0.00	200.00	0.00	200.00
362 Thimm, Sally	0.00	0.00	0.00	200.00	0.00	200.00
382 Clark, Morgan and Vonda	0.00	0.00	949.64	200.00	119.91	1,269.55
404 Sun Coast DA Rental c/o D. Aldridge	0.00	0.00	0.00	200.00	0.00	200.00
425 Giordano, Greg and Susan	0.00	0.00	0.00	20.00	0.00	20.00
427 Stephenson, Rodger and Frances	0.00	0.00	0.00	200.00	0.00	200.00
433 Damosh, Heather	0.00	0.00	25.00	375.00	735.00	1,135.00
466 Allen, Mary Kay	25.00	0.00	0.00	360.00	375.00	760.00
492 Browning, David and Dawn	0.00	0.00	1,858.46	0.00	0.00	1,858.46
493 Letterie, M./ Minotto, P.	0.00	200.00	0.00	-200.00	0.00	0.00
504 Meyer, Walter and Beverly	0.00	0.00	0.00	200.00	0.00	200.00
563 Canaday, Dion and Christy	25.00	0.00	0.00	350.00	810.00	1,185.00
576 Wilson, Richard	0.00	0.00	0.00	200.00	0.00	200.00
724 Duboulay, Anselm and Debra	0.00	0.00	0.00	200.00	435.00	635.00
752 Golembeski, Dwayne and Deborah	25.00	0.00	0.00	350.00	670.00	1,045.00
TOTAL	75.00	0.00	2,833.10	5,055.00	3,742.57	11,705.67

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Gulf View Estates

March Board Meeting – Report

Security – Tina Glover

I spoke with Tina about our volunteer security watch. There was no crime reported by the Sheriff's office for our area. The volunteers reported all was quiet. Our major problem continues to be recruiting volunteers to ride around. We are asking for a pair of volunteers to commit to riding around three times in a week. You can do any time – it takes approximately an hour to make two complete rounds. I have done it and it is not stressful or difficult. Just drive down each street looking out your window and noting any problems such as street lights that are out. If you see anything just call 911 – You do not do anything. There is a book with instructions that you pick up out of the lockbox next to the Bulletin Board, Hopefully we can find more volunteers.

Street Captains

Bill Osborn and I put together a “Thank You Coffee” for our volunteer Street Captains on Feb. 29 at my home. There are currently 18 Street Captains – approximately half of them came – plus Nanette and Mike. We had a very good discussion about how various captains interact with residents on their blocks and how we can work to improve community involvement and the flow of information between street captains and the board. Bill also proposed a follow-up confidential survey to include questions such as What do you like most about GVE – Least? Do you read the newsletter – how might it be improved. Do you have a computer. How would you feel about the newsletter appearing only on the web. Would you pay for a printed copy. Do you attend board meetings and if not why.

Those in attendance agreed to deliver the directory authorization forms along with the newsletter. They will knock on the individual homeowner doors and explain the need for the authorization to print their information in the next directory. It was found that some long time residents really didn't understand that if nothing had changed they still had to fill out the form to be included under the new privacy laws.

Each street captain was given a print out of the names and address for their street. Those homes where they had already returned the forms were noted. If possible the captain will have the resident fill out the form while they waited. Otherwise they would leave the form. Hopefully we will get a better assessment of who is actually living in particular homes; which ones are on the market or recently sold and which are vacant.

We have followed up with most of the street captains and some have had better success than others. I think it depends on how persistent the captains were in actually getting to talk to the occupant. Hopefully more names will trickle in over the next few weeks from residents who have been notified and possible street captain follow-up. It may be worth doing an individual mailing to those who still haven't returned the form.

Welcome Committee – Sandy Tustin

Sandy indicated that she has better luck visiting newcomers when she goes in the early evening – They seem to be younger working people and aren't home in the daytime. Since the last board meeting she met with three new homeowners: one on Roosevelt, one on McKinley and one on Monroe.

The owner on Roosevelt plans to live in the house for 6 months to a year. He and his partner buy homes and update them.

The Monroe family is a young couple that just loves Venice.

The McKinley family just moved his family in a month ago. His mother has lived there for four years.

Alliance Meeting 3-1-2012

Speaker - Jennifer Perry - Elsie Quick Library
Manager or as the world say in the old days
Head Librarian.

Very informative and complete history of Elsie
Quick Library and a run down of the services
available at said Library. I lost count
around item 703 so stopped taking notes.

The Lemon Bay League is being rejuvenated and the
Alliance (since it was a co-founder) will support
the league. Its mission is the water quality of
Lemon Bay. They will meet the 4th Friday of the
month at 2 PM

Gidrey Creek has tested - report to be issued

There is neighborhood grant money available but
remember, representatives of an association
requesting said money must attend specific
training classes.

Next Alliance meeting is on April 5th at Park
Forest. John Mc Carthy, Director of Community
Services will be the speaker.