

Sunstate Association  
Management Group  
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<https://gulfviewestates.com/>

February 2023

## The Gulf View



### Board Meeting

**Monthly Meeting February 15th – 2 PM**  
**Jacaranda Library – Watch for sign at front entrance.**

***Sarasota County Sheriff***  
***Non-Emergency Number***  
***941-486-2444***

### Commentary

Eric Martell, Editor

Happy February! Up North, people are beginning to wonder if the cold weather will ever pass. We have the luxury of appreciating the cooler days we've been having. On the other hand, our season of heat is approaching, and we'll have to run from the cool automobile to the air-conditioned house. A/C is lovely, but if electric prices go up (as some people fear), we may be forced to find out what the early Florida residents knew about living in the heat.

GVE is gradually recovering from Ian. There are fewer blue tarps day by day. The neighborhood is beginning to look much better, which brings me to one of the GVE Covenants and Restrictions. There is a reason why one of the restrictions that you legally agreed to when you purchased your house states that parking on the grass is not permitted. While it is understandable that you might have to park on your lawn in exceptional circumstances, parking on the grass day after day will kill it and leave an unsightly bare patch. This, in turn, makes your property look shabby, and that reflects on your neighbors. If you have too small a drive, consider asking the Architectural Review board if you can expand it by installing pavers on both sides. Some property owners have done this. It looks fine and provides additional parking space so your grass can recover. Parking on the grass is a violation of the EC&Rs and repeated violations may be fined.

Remember, February 14th is coming, so in the spirit of the season: I was in the post office the other day, and a man was methodically putting stamps on bright red envelopes, then spraying a rather cheap smelling perfume on the envelopes. The line to the clerk was moving slowly, so I watched for a bit. Finally, my curiosity got the best of me, and I asked him what he was doing.

"I'm sending a thousand men Valentine cards," he answered as he sprayed a fine mist on another envelope.

"Do you know these people?" I asked, still curious since it seemed like a big project.

"No," he answered. "They're complete strangers."

I started to ask why, but he anticipated me and volunteered the answer.

"I'm a divorce lawyer."

Okay. So it was a corny joke. However, my daughter, who always argued about everything, is now a successful divorce lawyer in NYC, so I guess I have some right to make lawyer jokes. I never liked her argumentativeness, but now I'm proud of her for putting her skill to good use. Hint: You want to avoid being on the other side of the divorce case!

Regards!

Eric

Large Item Trash Pickup: You must schedule a pickup at least 48 hours in advance by calling 941-493-4100.

**EC&R Reminder: Motor Vehicles – No recreational vehicles, boats, trucks over ¾ ton, commercial vehicles or equipment, except for the non-commercial private automobiles of the owner of a lot may be parked, stored, or maintained on a lot where they are exposed to the view of the neighbors. No vehicles may be parked on the public streets overnight. All vehicles must be parked on driveways or in garages and shall not be parked on yards, streets, or lots. Do not park on the grass in any location. No vehicle or equipment may be repaired in open view within the subdivision. The Speed Limit in GVE is 25MPH.**

February 2023

## January Board Meeting Notes

- This month was busy for the Board. There were two meetings required to cover all the business.
- Please note that the information provided here is based on our notes from the meeting and is not the Approved Official Board Minutes.
- The Annual Meeting was officially closed on 01/31/23 upon receipt of additional proxies.
- Mowing contract for the common property and lake shore was awarded to Blue Heron.
- The Board composition has changed slightly. Please see the table on the last page. Volunteers needed.
- The list of necessary maintenance items is long, but is being worked on bit-by-bit. Some of the items are: street lights, wall issues, flag pole, signs, electrical system at entrance, pot holes, roads, mail boxes.
- Sharron Klahr, VP, is reviewing the GVE contracts for all vendors to gain better understanding of expenditures for contracts, dates, and terms.
- Deed Restrictions are being reviewed for updates and clarity.
- The vacant lots along Roosevelt have mowing issues and current owner will be contacted.
- Repairing the front wall where it is undercut by the pond below the surface level is being investigated.
- Sunstate Management has increased their fees for sellers and buyers to \$299 for each party to a sale.
- The Management company does a monthly drive around to note EC&R compliance issues with homes. Ninety letters were sent out in January regarding maintenance issues.
- ARB Procedure: Request complete form and send with required attachments to Sean Noonan. Sean forwards to John Unnerstall for review and response.
- Fountains continue to be a problem due to repair costs. Repair/replacement costs are being studied.
- Utility covers blown away by Ian pose a hazard – Sharron to call Frontier regarding new covers.
- Stump on Roosevelt – A demand letter to company that dumped it was sent. Follow-up in progress.
- Street Ambassadors will gather basic info for each house to create a community profile for event and service planning.
- Board discussed how to address owners who are unable to keep up their property due to age.
- Pools that are unscreened and/or have been allowed to stagnate – can be reported as health issue to County.
- Note: GVE is NOT zoned for short-term vacation rentals. There have been complaints of this activity. Renting a home in GVE to transient tenants is not allowed and will cause you to be fined.
- Your editor has created a new summary sheet for the covenants and restrictions with which we are all bound to comply. It's available online and will be given to all new residents in the Welcome Kit and also mailed to new residents by the HOA Management Company.

**Do you** have a hobby or activity that you love to do? Are you looking for others who share your passion? With 360+ houses in Gulf View Estates, there is bound to be someone looking to do the same thing that you are! It could be sports, quilting, dog walking, shark tooth hunting – the possibilities are endless! We are putting together a spreadsheet of activities and those who would like to connect. Contact **Peggy Roder** at [pegro123@gmail.com](mailto:pegro123@gmail.com), or call or text **419-341-4005**. Location of the list and other details to follow.

**Important! – Sarasota County has released a new watering schedule. Please observe the watering day for your address. The County drives through neighborhoods and check on a random schedule.**

- Monday – addresses ending in 0/1
- Tuesday – addresses ending in 2/3
- Wednesday – addresses ending in 4/5
- Thursday – addresses ending in 6/7
- Friday – addresses ending in 8/9
- Saturday – addresses with no number or ending with a letter
- Sunday – no watering

## February 2023



### Food Truck Night in January

Provided by Allen's BBQ and Seafood

Entertainment by Roger Cummings, Mike Rejsa, and Eric Martell

Despite the cooler weather, people came for the good food and company. Coats were in order, but the BBQ was so good, it sold out completely!



**Notice:** If you play an instrument and would like to volunteer for a Food Truck Night, call Eric Martell at 407-947-3617 to discuss.

**The Feb. 23rd Food Truck Menu will be sent out via email blast to all residents. It features a variety (too numerous to itemize here) of sandwiches, wraps, sausages, burgers, and salads. All entrees are priced at \$11.00. DJ Rich Troncone will provide music for the event.**

**Plan on being there!**

### GVE Website Hints – <http://gulfviewestates.com>

The Gulf View Estates website offers some good resources that are under-utilized.

1. To find the Governing Documents for Gulf View Estates, select the Association drop-down menu, then click on Association Documents. You will get a list of downloadable files with the EC&Rs.
2. Did you know we have a classified ad section on our website? It's free for residents, but almost never gets used. Select the Classifieds drop-down from the main menu bar. It's easy to use.

**February 2023**

## **Calendar of Events**

**Saturday Feb 4<sup>th</sup> – Annual Community Garage Sale**

**9:00 AM – 3:00 PM**

**\$4.00/participating household**

**Tuesday Feb 15<sup>th</sup> – Monthly Board Meeting**

**2PM @ Jacaranda Library**

**Thursday Feb 23<sup>rd</sup> – 5PM GVE *FOOD TRUCK NIGHT!***

***Sausage Express, LLC.***

***On Pierce between Buchanan & Garfield***

***Thursday Mar 2<sup>nd</sup> – 12:00 AM Ladies Lunch***

***Burgundy Square – 227 Miami Ave***

***Call Margaret Johnson @203-524-4023***

**Thursday Mar 23<sup>rd</sup> – 5PM *FOOD TRUCK NIGHT!***

***Brown's Food Factory***

***On Pierce between Buchanan & Garfield***

**Tuesday Mar 15<sup>th</sup> – Monthly Board Meeting**

**2PM @ Jacaranda Library**

## **Board of Directors and Committee Chairpersons**

<b>President</b>	<b>William Hulshoff</b>	<b>518-524-7833</b>	<a href="mailto:judgewh@yahoo.com">judgewh@yahoo.com</a>
<b>Vice-President</b>	<b>Sharron Klahr</b>	<b>703-608-8338</b>	<a href="mailto:sklahr3158@gmail.com">sklahr3158@gmail.com</a>
<b>Secretary</b>	<b>Bonnie McGuigan</b>	<b>941-375-8597</b>	<a href="mailto:vmcguigan10@yahoo.com">vmcguigan10@yahoo.com</a>
<b>Treasurer</b>	<b>Rich Troncone</b>	<b>267-761-8400</b>	<a href="mailto:richardtroncone@gmail.com">richardtroncone@gmail.com</a>
<b>Landscaping</b>	<b>Jim Howard</b>	<b>201-906-7951</b>	<a href="mailto:jimhoward307@yahoo.com">jimhoward307@yahoo.com</a>
<b>Director/Architectural Review</b>	<b>John L. Unnerstall</b>	<b>941-493-1325</b>	<a href="mailto:grapenuts@outlook.com">grapenuts@outlook.com</a>
<b>Director/Maintenance</b>	<b>John Rathvon</b>	<b>717-799-3159</b>	<a href="mailto:johnr52l@aol.com">johnr52l@aol.com</a>
<b>Director</b>			
<b>GVE Ambassadors</b>	<b>Lynn O'Neill</b>	<b>617-775-8830</b>	<a href="mailto:lynnoneill50@gmail.com">lynnoneill50@gmail.com</a>
<b>Newsletter Committee</b>	<b>Eric &amp; Sally Martell</b>	<b>407-947-3618</b>	<a href="mailto:sallyemartell@earthlink.net">sallyemartell@earthlink.net</a>
<b>Flagpole</b>	<b>Joe Bell &amp; Drew Buckmeister</b>	<b>845-661-5927</b>	-

**Your GVE Street Ambassador:**

**Name:** \_\_\_\_\_ **Phone:** \_\_\_\_\_