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MINUTES OF MEETING
TRASONA WEST NEIGHBORHOOD ASSOCIATION, INC.

A meeting of the Board of Directors of Trasona West Neighborhood Association, Inc. was held on Tuesday, February 15, 2022, at 6:00 p.m., at the Addison Village Club, 8150 Stadium Parkway, Viera, FL

FIRST ORDER OF BUSINESS **Call to Order**

Mr. Huck called the meeting to order at 6:00 p.m.

Directors Present:

- | | |
|-----------------|----------------|
| Gerald Huck | President |
| Timothy Sallade | Vice President |
| Aaron Fontinel | Treasurer |
| Paul Ominsky | Director |
| Theodore Veit | Director |

Also Present:

- | | |
|----------------|-------------------------------|
| Eric Byrd | Fairway Management |
| Sterling Baker | BrightView Landscape Services |

SECOND ORDER OF BUSINESS **The Pledge of Allegiance**

Mr. Sallade led the assembly in the Pledge of Allegiance.

THIRD ORDER OF BUSINESS **Certification of Quorum**

Management certified that the directors present represented a quorum of the Board.

FOURTH ORDER OF BUSINESS **Proof of Notice**

Management certified that notice of the meeting was posted in accordance with the Association's Bylaws.

35 **FIFTH ORDER OF BUSINESS**

Announcements from the President

36 Mr. Huck reported that there was a Zoom meeting open. He reminded the board that he
37 his following Robert’s rules of Order and there will be allowances for Public Comment. He asked
38 that directors make complete motions and stated that he felt the procedure to first make a motion
39 and then receive a second before the matter could be discussed, was awkward and he was no
40 opposed to relaxing this and allowing discussion before a motion was made. He reminded the
41 directors and committee members that they were presenting to the board and that there is an
42 expectation that the committees will be bringing an actionable item to the board at the meeting.

43

44 **SIXTH ORDER OF BUSINESS**

Report from the Community Meeting

45 Mr. Huck reported that there was a community meeting held just before the board meeting.
46 The meeting was not well attended but he would like to continue to hold them and encourage more
47 resident participation. It is a great forum to ask questions of the board outside of a regular meeting.

48

49 **SEVENTH ORDER OF BUSINESS**

Audience Comments

50 The following comments were made:

- 51 - The irrigation at 3050 Trasona Dr. has not been working for weeks.
- 52 - There is a dead tree at 7447 Bluemink Ln.
- 53 - Mowers damaged the corners on a home.
- 54 - BrightView crews skipped 7387 Bluemink Ln. and they do not pick up trimmings.
- 55 - There is standing water in the irrigation boxes at 3322 Archdale St.

56

57 **EIGHTH ORDER OF BUSINESS**

Consent Agenda

58 Mr. Huck stated that the only item on the consent agenda is the approval of the January 20,
59 2022, Board of Director’s Meeting Minutes.

60

61 On MOTION by Mr. Ominsky, seconded by Mr. Veit, with all in
62 favor, the consent agenda is approved as presented.

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64 Mr. Huck stated that he would like to see approved minutes posted on the association’s
65 web page.

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On MOTION by Mr. Veit, seconded by Mr. Ominsky, with all in favor, approval was granted to post all approved meeting minutes, retroactive to December 7, 2021, on the association’s web page on the Fairway Management site.

NINTH ORDER OF BUSINESS **Report of the Landscape Committee**

- A. Report from BrightView Landscape Service Representative – Sterling Baker and Christian Figueroa were present and reported on current activities.
- Mr Sallade left the meeting at 6:48 p.m.*
- B. Monthly Report – Jeff Stoy presented the monthly report to the board.
- C. Landscape Replacements – Mr. Stoy presented 5 proposals for board consideration.

On MOTION by Mr. Viet, seconded by Mr. Fontinel, with all the remaining directors in favor, all 5 proposals, totaling \$6,685.54, were approved.

TENTH ORDER OF BUSINESS **Report from the Association President**

BrightView was dismissed at this time.

- Mr. Huck reported on the following:
 - He has verified with the association’s attorney that allowing audience comments at the beginning and at the end of the meeting exceeds the legal requirement.
 - Point of order calls only apply to the directors. Members of the audience may not call for a point of order.
 - Mr. Huck is working on an ARC compliance letter to be mailed out by the 2nd quarter assessment.
 - The 90-day turnover documents have been received.
 - Mr. Huck is continuing to work with Mr. Fontinel to draft a letter to the Developer on deficiencies.

ELEVENTH ORDER OF BUSINESS **Report from Association Treasurer**

Mr. Fontinel reported on the final year end 2021 financial reports.

99 **TWELFTH ORDER OF BUSINESS**

Unfinished Business

100 A. Communications Committee Policy – Management presented a draft of the proposed
101 Communications Committee Policy. Mr. Huck requested management draft a
102 committee protocol to accompany the policy.
103

104 On MOTION by Mr. Ominsky, seconded by Mr. Viet, with all the
105 remaining directors in favor, the Communications Committee
106 policy was adopted.

107
108 B. Review and Consideration for Irrigation and Pump Maintenance – Mr. Veit reported
109 that he had received one positive response and stated that the RFP may be too
110 restrictive. He indicated that he would re-draft and circulate again.
111

112 C. Mailbox Issues – Mr. Huck reported that he spoke to the USPS and they will not allow
113 the boxes to be moved. He is planning to add this item to the Developer Deficiency
114 letter.
115

116 **THIRTEENTH ORDER OF BUSINESS**

New Business

117 A. Update TMNA Landscape Design Criteria – Mr. Fontinel presented proposed changes to
118 the Landscape Design Criteria Policy.
119

120 On MOTION by Mr. Fontinel, seconded by Mr. Mr. Veit, with all
121 remaining directors in favor, it was agreed to approve the policy in
122 draft form and circulate to the homeowners for comment before
123 formally amending and approving.
124

125 **FOURTEENTH ORDER OF BUSINESS**

Additional Audience Comments

126 It was recommended that the board hold a social gathering to discuss community issues.
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128 **FIFTEENTH ORDER OF BUSINESS**

Adjournment

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On MOTION by Mr. Sallade, seconded by Mr. Fontinel, with all in favor, the meeting was adjourned at 8:19 p.m.

Jerry Huck, President

Prepared by:



Eric Byrd, Fairway Management

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