

VINEYARDS COMMUNITY ASSOCIATION, INC.
BOARD MEETING
May 11th, 2016

Call to Order: Tom Ruane called the meeting to order at 9:00 PM, May 11th, 2016, at the Vineyards Country Club (VCC), 400 Vineyards Blvd. Naples, FL 34119.

Quorum: A quorum was met. Present were Board of Directors (BOD): Tom Ruane (TR), Stephen Sorett (SS) and John Bauman (JB), present by phone was Tom Sackett (TS). Alan Norris (AN) was absent. Also present was Stephen Cusson (SC) represented PMP Management.

Approval of Minutes: (JB) moved to waive the reading of the minutes from the April 12th, 2016 Board meeting and for the March 22nd 2016 executive meeting minutes and approve them as written; (SS) seconded the motion; the motion was unanimously approved.

Old Business:

- A. **Status of Speed Humps:** Three speed humps have been installed along Arbor blvd. as planned, signs at one of the humps had to be moved to allow better visibility and that is complete and painted lines to help show the starting edge of the humps has been scheduled to be completed but no later than May 20th.
- B. **Speeding Issues:** PMP has been in communication with the Community Policing unit of the Collier County Sheriff's Department asking them to assist us in reducing the speeding problems occurring along Vintage Colony Blvd near Avellino Isles and along Arbor Blvd. PMP informed the Board that the Sheriff's Department will be setting up speed traps from time to time in an effort to slow the traffic down. The Board directed PMP to notify all communities to allow them an opportunity to let their members know of the speed traps and the potential for a citation to anyone who does not comply with the speed limit. The Sheriff's department asked for help in communicating to our owners how important it is to drive safely.
- C. **Request to Extend Sidewalks Along Vintage Colony Blvd:** The Board discussed the role the VCA Board has in this subject matter and asked where the request was coming from and what the process of this request to the VCA Board should be. It was noted that the land where the sidewalk would be located is not VCA Property, any funds used to pay for such a project would need to come from the communities along the Vintage Colony Blvd. (SS) brought this to the VCA Board as a safety issue to open communication in an effort to find a solution for the walkers along this stretch of roadway. The Board recognized the thinking behind the request but also agreed request to the VCA Board should come from Association Boards and Neighborhood representatives, not individual owners and request must be specific as to what they want the VCA to do. At this time the VCA Board will not take any action on this item. (SS) will work with the Avellino Isles Board President to coordinate this effort. This item was tabled.
- D. **Status of Specs for Vendor Contracts:** PMP informed the Board they were working with Pro-Tree Farms in developing a spec to use for landscaping, two service companies for access control have been contacted and proposals requested, the spec for management was also being worked on. (SC) expected to have this to the Board prior to the next Board meeting.
- E. **Status of Forming a Coalition of Communities Along Vanderbilt Beach Road:** (SS) informed the Board that he found a similar group already in existence; The Collier County President's Council, this is a group of communities in Naples that meet to discuss County related issues and other HOA business. (SS) stated the membership cost is \$ 125.00 per year and he would be interested in attending these meetings as the representative from the VCA to find out more information about the Council and its benefits if any to the VCA. (SS) made a motion to have the VCA pay the \$ 125.00 annual membership fee and join the Collier County President's Council; (JB) seconded the motion, the motion passed unanimously.
- F. **Proposal for Restating the VCA Documents:** (TR) reviewed briefly why a document restatement is needed at this time, the process of how this is completed and the proposal from Attorney Robert Murrell to do this work. (TR) made a motion to accept the proposal from Attorney Robert Murrell in the amount of between \$ 4,000 and \$ 6000.00 for a complete rewrite of the Governing Documents; (JB) seconded the motion, the motion passed unanimously.

- G. **Summit Broadband:** (SC) read aloud a brief status update of the recent meeting between Summit Broadband and the Cable Communication Committee. It was noted that many of the residents are unaware of the work being done by the VCA Communication Committee to correct Summit related issues and asked PMP to request from the Committee a bulletin of information for the owners about the problems and what Summit and the Committee is doing to resolve these ongoing problems.

New Business:

- A. **VCA 2015 Audit Report:** (SC) informed the Board a few last minute items are being addressed and we expect the 1st draft of the audit report to be on our desk next week, once the Board has an opportunity to review and approve the report PMP will have hardcopies made for the Board members and email the report to the NR's for distribution to the members.
- B. **Managers Report:** (SC) informed the Board the repairs and rerouting to the entrance monuments is very close to completion with only four medallions still needing to be installed. (on order), All other repairs and grouting were completed with the overall cost being \$ 2,400 for the completion to both Napa Ridge and Pine Ridge monuments, \$ 400.00 over the initial proposal due to additional work. We have two proposals for painting the interior of the gatehouse buildings totaling \$ 1,200.00, (TR) made a motion to accept the two proposals totaling \$ 1,200 from B and D creations to paint the interior of the gate house buildings, (JB) seconded the motion, the motion passed unanimously. After receiving questions concerning the condition of the Arbor Blvd landscape material which blocks the sight of the fence along the east side of the roadway (SC) informed the Board the landscape service has been working on filling in these gaps using green arboricola and clusia plants. Additional work is needed and ongoing as we have tried to tackle this issue while still staying within the yearly budget for plant replacement. The Board asked PMP to find out if Pro-Tree Farms has any options to help expedite the growth of the plants already installed to cover these locations or to add more plants. A brief discussion concerning the fungus attack on Awabuki Hedge Plants along Arbor Blvd ensued. Most of the communities are removing the dead material and have for some time been replacing the Awabuki hedge with green arboricola or clusia plants. The landscape services began installing the green arboricola plants at the base of the now failing Awabuki plants three years or more ago. I estimate another three years before the hedges are fully filled in and replace the dying Awabuki plants. It should be noted that Pro-Tree Farms have been working with the University of Florida trying to find a cure for this problem.
PMP is to email the Board the certification forms which PMP will keep on record.
- C. **Next Meeting Date:** The Next Board meeting is scheduled for Wednesday June 8th, 2016 at 10:30 AM at the Vineyards Country Club 400 Vineyards BLVD, Naples, FL 34119.
- D. **Adjournment:** (JB) moved to adjourn the meeting at 10:10 AM. (TS) seconded the motion, which passed unanimously

Respectfully,

Stephen Cusson, CAM, CMAC, AMS
Association Manager