

**Towns at Lakeside
Board Meeting
Thursday, November 16, 2023
5:30 P.M.
Lakeside Plantation Clubhouse
DRAFT for Approval**

Meeting Called to Order:

Pat Cruse called meeting to order at 5:33 pm. Quorum of members. James Ro from Sunvast presented.

Board members present: Scott Blattel, Devon Poulos, Faith Saul, Jamie Granillo, and Pat Cruse. James Ro from Sunvast was present.

Confirmation of Posting:

James Ro confirmed that the meeting notice was posted in accordance with the Florida Statutes and the Bylaws of our Association.

Reading of Previous Meeting Minutes: Scott made a motion to waive the reading and approve of the October 19, 2023, minutes. Jamie seconded the motion. The motion passed unanimously.

Unfinished Business:

Mailbox Kiosks: All kiosks have been cleaned, fixed, and/or updated.

Streetlights: Jamie and Faith did a report with FPL for all the lights that are either broken, not working, or missing. The reports were done on October 22nd. Per FPL, we should allow at least 40 days for repair. Jamie and Faith will wait until the beginning of December (around the third) and check to see if they have been repaired yet.

Mulch: There was a discussion on the company that did the mulch (TruScapes) and the possibility of going with another company in the future. Devon did get a quote from TruScapes to ensure a 2” coverage in the front of the townhomes for \$8855.20. The discussion also included whether to order bagged or unbagged. Faith made a motion to use TruScapes for the quoted price of the mulch for the front only. Pat seconded the motion. The motion passed unanimously.

New Business:

New Landscape Company: There was a discussion on getting a new landscaping company. James will get bids so that we can discuss at a future meeting.

Irrigation Pumps: Scott discussed the pump zones not working and how the irrigation will stay on and/or the pressure will not work properly. One pump is going to be repaired first to see if this corrects the issues.

Tree Proposal: Scott obtained a bid from ABC Landscape for 12 trees to be placed in the four cul-de-sacs. Each cul-de-sac would have three trees planted. Scott made a motion and Faith seconded the motion. The motion passed unanimously.

Systems Violation Update - Compliance Committee Guidelines/Meeting Date: James reported that 184 violation letters have gone out since March 2023. James discussed the process for violations. The Compliance Committee will be meeting on November 30th at 5:30 pm at the Clubhouse. Board members do not have to attend. Residents that have received a violation letter will be able to attend this meeting.

Foreclosure of Lots: Scott reported that there was a foreclosure on the two empty lots.

Comments/Questions/Concerns:

Visitor parking lots were discussed. This topic will be discussed at a future meeting. Street parking was also brought up and residents are encouraged to call North Port Police non-emergency number if they see a vehicle parked on the street.

Trees that have not been approved by the Board was discussed. Violation letters are being sent to let the homeowner know the trees need to be removed if not a pigmy palm or magnolia tree as previously approved by the Board.

Next meeting scheduled for 5:30 pm on January 18, 2024, at the Lakeside Plantation Clubhouse.

Pat made a motion to adjourn meeting. Devon seconded motion. Motion passed unanimously. Meeting adjourned at 7:34 pm.