Myakka Valley Ranches Improvement Association

Board Minutes

 December 13, 2010

David Hodgkinson, President, called the meeting to order and declared a quorum. Board members present: Deb Houston, Jackie Vizzi, Gary James, Sue Welden, Vivian Zabik, Cynthia Pepper, Keith Bradley, and Stan Dacar. Absent with apologies: Richard Johnson and Trudi Lawrenz. Introductions are made.

Guests: 4

Minutes: David asks someone make a motion to approve the November minutes. Deb move to accept the October minutes, Vivian seconds, all approve.

Beverly, Secretary, announced the Directors ending their two year term are; David Hodgkinson, Jackie Vizzi, Susan Welden, Deb Houston, and Vivian Zabik.

Residents' Questions: none

REPORTS

1. Finance: see attached report

David reported the attorney recommends MVRIA put a lien on two properties having 2009 and 2010 unpaid dues.

Jackie move to approve November Financial report, Cynthia second, all approve.

2. Disaster Planning Committee:

Vivian reported the radio drill on Sat. 12/4/10 was successful, with lessons learned about radio transmission in cold weather.

3. Roads Committee: no report

Road condition survey to start soon.

4. Saddle Trails Committee:

The committee met in December and recommended: (i) Placing posts across the entrance of saddle trail next to Lot 120. These posts will be designed to be removed if mowing on the saddle trail is needed and will be a prototype for other similar situations. Money for this work will be taken from the saddle trail reserve account. Estimated amount: $400. (ii) Since no one has tampered with the wooden signs marking the saddle trails, the committee will order the rest of the signs to cover all saddle trails and place them in the entrances. Money for this work will be taken from the saddle trail reserve account. Estimated amount: $500. Neither of these jobs will exceed the amount in the current reserves.

Recommendation: that the Board approve the proposed works at a total estimated cost of $900. Jackie move, Deb second, all approve.

5. Security Committee: no report

6. Deed Restrictions Committee: no report

7. Construction applications: none

8. Complaints: the tenants of Lot #48 S have been issued an eminent eviction by Wells Fargo Bank, the mortgage holder.

9. Trails N'Tales:

 Board of Director openings will be voted on in April, volunteers would go on the ballot for 2011-2013 term.

10. Legal Update: no report

Meeting Adjourned. Deb move, Cynthia second, all agree. 7:12 PM