

MINUTES

THE SPRINGS COMMUNITY ASSOCIATION, INC.

Clubhouse - 400 Woodbridge Road, Longwood, FL

Wednesday, May 17, 2017 at 7:00 p.m.

Board members present were: Jerry Alexandrowicz, President; Jerry Crews, Vice President, Austin Beeghly, Secretary, and directors Mark Sposato, Jamie Cornell, and Rosie Sterling. Community Association Manager, David Forthuber, was also present. Seven home owners attended.

CALL TO ORDER

Noting that the meeting had been properly posted and a quorum was present, Board President Jerry Alexandrowicz called the meeting to order.

PRESIDENT'S REPORT – Jerry Alexandrowicz noted that treasurer Bob Johnston was absent and encouraged those present to support Bob with prayer since he is having a difficult recovery from surgery

SECRETARY'S REPORT – Austin Beeghly advised that the March 15, 2017 minutes have been reviewed and are accurate. He moved to approve them. Jerry Crews seconded the motion and it passed unanimously.

TREASURER'S REPORT – Since Mr. Johnston was unable to complete his report, Jerry Alexandrowicz reviewed aloud the monthly financial summary provided by the manager. He remarked that accounts receivable were at their lowest level for this time of year than he could ever recall, and noted that the manager had been diligent in applying various measures to assure that assessments are paid.

MANAGEMENT REPORT – None of the directors had questions for the manager about the May report.

COMMITTEE REPORTS – None of the directors had questions about the committee reports.

MEMBERS OPEN FORUM: Bart Jablonski, buyer of 116 Bridgeway, advised the Board of closing problems he encountered. The Board asked the manager to help resolve them. Larry Dobson, 109 Juniper, asked if purchasers of bear-resistant cans could set them out the night before collection. The manager advised that the Board would first have to vote to change its regulations and Mr. Alexandrowicz said the Board would review county ordinances and practical considerations before adopting any change. Agata Fowler asked if the SCA would permit a free retirement gathering at the clubhouse for Lonnie Church; the Board will advise her within a week of its decision. She also noted that Seminole County had been providing a rental program for bear cans. Austin Beeghly reported receiving a recent update that the county intended to drop the \$60 annual special service fee. The manager was asked to confirm these last two statements and advise the directors so they could promote the use of the cans on social media. Wayne Weger, 113 Wild Fern, asked the Board to persuade the Orlando Philharmonic Orchestra to be considerate of Springs residents and allow them to have seating as desirable as the financial group that supports the concert.

OLD BUSINESS:

- Mr. Alexandrowicz noted that the Board had received two bids from the four contractors approached for a bid. Butler Ridge Development proposed to build the fence in strict accordance with the design specifications, developed by Dix-Hite, Inc. and structural engineer R.L. Plowfield, for \$129,500. Director Jerry Crews advised the Board about the stellar reputation of Butler Ridge. Dehlinger Construction, in a proposal that fully detailed the construction process, requested \$169,375 for its services. Director Mark Sposato voiced his concern about the "change order" provisions and costs in the Dehlinger contract, and questioned its punch list process and asked, regarding both proposals, whether there was a completion schedule and if the SCA was going to have certification of insurance protection from each vendor at a level acceptable to the SCA.
- The manager advised that both bidders projected starting the first week of June and finishing within 60 to 70 days, and that he would verify the insurance coverage prior to commencement. *Austin Beeghly moved to accept the bid by Butler Ridge Development. Mark Sposato seconded the motion and it passed unanimously.* Director Jerry Crews proposed that he and the manager, next week, meet with Mr. Gallimore, owner of Butler Ridge, for a pre-construction review of the building process.

NEW BUSINESS:

- Bill Eggers, a certified wildlife biologist and environmental consultant, who is also a member of the community, briefly presented to the Board and attending members about his work with the Wekiva Basin Management Action Plan, and issues related to the health of our local springs and rivers. He has the support of several public agency colleagues who have volunteered to help The Springs become a leading-edge participant in this regional effort at water remediation. The goal of the plan is to reduce phosphorous and nitrate-nitrogen which enter the soil and water and contribute to an over-abundance of some species of aquatic flora and subsequent de-oxygenation of the water. He noted, for example, that hydrilla is the only plant in our spring, and the current method of reducing it disturbs the soil of the pond in a way that contributes to de-oxygenation. He is working with his colleagues to round up a sizeable group of volunteers willing to pull the hydrilla out by the roots and dispose of it in a way that doesn't contribute to unhealthy water in the Little Wekiva River. The hydrilla-free waters can then be planted with healthy aquatic grasses that encourage fish life and lead to the return of birdlife that depends on healthy waters. Within our neighborhood, the reduction of nitrate fertilizers to our grasses and shrubs will also contribute to the health of our spring. A spokesperson from Seminole County has volunteered to visit the community to help it implement new guidelines for water-healthy fertilization of plant life. The Board and attendees gave his proposals an enthusiastic reception and the Board encouraged him to bring in his volunteers and speakers to help advance the WBMAP.
- Jerry Alexandrowicz advised the Board that he has long believed our residents would enjoy the benefit of a sand volleyball court located just beyond the beach at the spring. He and the manager have looked at several construction plans and conferred this week with Parker Wilson who recently completed a \$10,000 sand volleyball court for a Lake Brantley neighborhood. He asked the Board if they would support further development of such a project. *Rosie Sterling moved to develop plans and cost projections for a sand volleyball court. Austin Beeghly seconded the motion and it passed unanimously.*

ADJOURNMENT: There being no further business to discuss, the meeting was adjourned at 8:30 p.m.

Austin Beeghly, Secretary

Date