

Bayport West Homeowners Association, Inc.
Board of Directors
Monthly Meeting Minutes (Amended)
April 15, 2024

Call to Order: The meeting was called to order at 7:00 p.m.

Present: Claire Matthews (CM), Carl Esselmeyer (CE), Melissa Lovejoy (ML), Michelle Zieziula (MZ) and Magda Hatka (MH), Ameritech Manager.

Absent: Jason Bradford.

Welcome: CM welcomed everyone to the meeting.

Proof of Notice of Meeting / Determination of Quorum: CM noted that the meeting notice was posted 48 hours in advance. Quorum was determined.

Approval of Meeting Minutes March 18, 2024: CM called for a motion to accept the meeting minutes as written.

Acceptance of Minutes

Motion

Adopted

A motion to approve the draft minutes of the March 18, 2024, meeting as written was made, seconded, and approved.

Officer and Committee Reports: CM reported that we are still waiting for another off-duty officer to be assigned to our community. MH read the current budget. The Feral Cat Committee had nothing to report.

Violation Committee Report: Roger Verszyla (RV) presented a summary of current violations. He distributed maps outlining proposed fence plans for the properties surrounding the lake between Venice and Silvermill. The Board discussed possible fence placement(s).

RV shared two quotes to install easement gates to replace the existing metal poles. One quote was for \$3,795 and the other for \$3,300. ML made a motion to accept the quote for \$3,300. ML noted her preference for black and white or black and tan "No Trespassing" signs.

Homeowner Questions/Comments Regarding Agenda Items:

The floor was open to the homeowner's comments which included: RV offered to repair the front wall along Hillsborough Avenue and will send the Board a quote. Off leash dogs should be reported to the County as this violation is beyond the scope of HOA enforcement. MZ suggested adding reminder notices in the newsletter for common maintenance issues.

New Business:

Speeding / Off Duty Officer:

CM had no update regarding replacement officer as this is still in process. It was acknowledged that speeding along Silvermill Drive remains a problem.

Presentation of Property Management Services:

CE presented quotes from two property management companies: Terra Management and Vanguard. He proposed to keep this information on file as needed.

Adjournment: With no further business, the meeting was adjourned at 7:43 p.m.

Minutes respectfully submitted by:

Melissa Lovejoy, Secretary



Melissa Lovejoy

Reviewed and approved by Board:

6/17/2024

Date