

Hammock Creek Master Homeowners Association, Inc.

BOARD OF DIRECTORS MEETING

TUESDAY, MAY 30, 2023 AT 1:00 P.M.

MINUTES

PALM CITY PROFESSIONAL BUILDING
2646 SW MAPP ROAD, SUITE 304
PALM CITY, FL 34990

CALL TO ORDER:

The meeting was called to order at 1:01 p.m. by President and chair Frank De Cesare. Those Board members present to constitute a quorum were Frank De Cesare, Corey Hamlin, Chris Netska, George Sanders and Jon Whittemore. Representing Advantage Property Management was Alicia Brown.

APPROVAL OF MEETING MINUTES:

Frank DeCesare made a motion to approve the minutes from November 16, 2022 and March 7, 2023; Corey Hamlin seconded; all were in favor.

TREASURERS REPORT:

Chris Netska reported on the April 2022 financial.

OLD BUSINESS:

Drainage: George Sanders made a motion to approve the proposal from Sunshine Land Design in the amount of \$17,384 for the installation of Type C Drainage Structure and 16" HP Drainpipe behind 4332 SW La Paloma Drive; Chris Netska seconded; all were in favor.

George Sanders made a motion to approve the proposal from Sunshine Land Design in the amount of \$31,670 for the cleaning and inspection of all of the storm water structures; Chris Netska seconded; all were in favor.

Frank DeCesare made a motion to approve the proposal from Sunshine Land Design in the amount of \$14,030 for the removal of 24' metal tail pipe that is damaged and replaced with 24" HDPE at Lake 4; Chris Netska seconded; all were in favor.

Records Requests: The Board discussed the recent records request that was received by homeowner Gerret Swearingen.

NEW BUSINESS:

Palm Tree Trimming: Frank DeCesare made a motion to approve the proposal from Timber Trees in the amount of \$3,190 for the palm tree trimming and removal of one Washingtonia Palm; George Sanders seconded; all were in favor.

Summer Flowers: Chris Netska made a motion to approve the proposal from Wolf's Landscape in the amount of \$1,115.00 for the summer flowers; Frank DeCesare seconded; all were in favor.

Survey – Northern Drainage Ditch: Alicia Brown discussed the northern drainage ditch and that the only way to determine if the area falls on Martin County's easement is by having a survey done. At this time the Board did not wish to pursue any further.

Flagpole: Alicia Brown was asked to get proposals for the installation of a flagpole & uplighting at the front entrance.

RATIFY UNANIMOUS WRITTEN CONSENTS:

Chris Netska made a motion to ratify the following unanimous written consents approved since the last meeting; George Sanders seconded; all were in favor.

- ARB Appointment: Dana Netska from the Sanctuary & Nancy Spector from the Estates
- Carrotwood Tree Removal: Timber Trees \$300
- Main outfall inspection: Sunshine Land Design \$6,250

NEXT BOARD MEETING:

There was no meeting scheduled at this time.

ADJOURNMENT:

There being no further business to come before the board, Corey Hamlin made a motion to adjourn the meeting at 2:15 p.m.; George Sanders seconded; all were in favor.

Respectfully Submitted:

Accepted by:

Advantage Property Management

For the Hammock Creek Master Homeowner's Association, Inc.