

# South Gate Community Association

## Neighborhood Meeting

August 10, 2021

The meeting was called to order by President Dave Swenson at 6:30 p m

Present were board and committee members. Other attendees included residents of South Gate.

The minutes of the July 13th neighborhood meeting was read by President Dave Swenson A motion was made and seconded to approve the minutes Motion passed.

## Announcements

- Our secretary and treasurer are not able to be at the meeting
- A presentation was made by Tevatan regarding a proposal to the South Gate Board of Directors.
- They are a local hospitality company that sponsored a meet and greet just prior to our Community Special Election and Vote in June,
  - They presented the results of a survey they did which included community concerns
  - The two distant of concerns include deed restrictions and concerns that our intention would be to turn this Community Center into Hart's Landing or Bridge Street
  - Ask for any new updates from the Board since our meet & greet and for Board members to share their views and vision of collaborating.
  - They presented three possible paths forward:
    - Option 1 would be to work with a subcommittee to reach an agreement that gets voted on by the Board October 5th to bring to the association.
    - Option 2 would bring to the Board a lease at the September 7th meeting that includes the following basic tenets. Have a one year trail lease/concession agreement with South Gate Community Association We take over the day to day operations of the facility We look to the Board for approval on major capital expenditures. Monthly update and status meeting with the Board After a trail period we would take over a ten year lease with the option to renew for three terms of 10 years.
    - Option 3 where the Board passes their opportunity. He indicated that they own a number of businesses. They have a long term lease with the City of Sarasota to operate Harts Landing.
  - They have a lot of events going on there.
  - They went over the survey they did and went from South Gate membership down to a Mom's group.
  - They addressed the issue on Harts Landing which included a group from North Sarasota as well as people living in the adjoining condominiums. This is going to be what South Gate wants it to be, Seth said we do not have to bring it to a members vote.
  - They indicated their first goal would be 1,000 members, Chris said the purpose is to form a committee to make a determination on whether we want to further pursue

discussions with you. There would be a letter of understanding which would go to the attorneys.

- They currently have 23 employees.
- They believe in investing in their people. Their company started in 2014. They are full time residents.
- A motion was made to form a committee to discuss the issue with interested parties  
There was a second to the motion. Motion passed.

## Committee Reports

### Deed Restriction Committee

- Bob reported eight 1st notices were sent out. 2nd notices sent out 24 plus.
- Sarasota County Code Violations two City of Sarasota violations one.
- The committee decided to meet the 3rd Thursday of each month.
- Allison sent out a list of six people expressing an interest in deed restrictions.
- Seth had one item for the Board to consider. Seth asked if the Board wished to file for a summary judgement and recover attorney fees for a case that has been resolved.
- There were questions about how much would be recoverable. Seth would find out and report back.

### Financials Treasurer's Report

Steve sent something to the Board as far as the financial report is concerned for the meeting.

### Building & Grounds

- Gina reported we have a problem with one of the eucalyptus trees located near the parking lot.
- Also there is a need to trim two of the oaks located there,
- A motion was made and seconded to pay \$1,100 to trim the three trees. Motion passed.
- A second motion was made to trim the three trees subject to the approval of the treasurer. Motion passed.
- Gina also brought the issue of painting the restrooms in the back.
- A work day has been scheduled for September 18th.
- There will be a list for vendors.

### Civic Affairs

- Chris Raetz Reported there was a CAC meeting which was convened on Wednesday July 21st at 7:00 p m.
- Present were Chris, Gina Jack and Andrea.
- Jack Meredith would like to invite County Commissioners in District 1 and 2 to our monthly meeting to make them aware of our concerns.
- Andrea Needham spoke about the retention pond on our property owned by the county and her concern that she thinks it needs "cleaning up"
- Andrea Needham spoke of her wish that we continue being involved with Sarasota Bay Estuary.
- Gina Alexandrov spoke of her wish that we also continue being involved with CONA Social Events Andea went over the Florida Studio event. Approximately 40 to 50 people attended the event.

- 65th Anniversary Party planning should be completed by September 25th.

## Pool

- Dan reported that we have renewed our annual license to operate the pool from the State of Florida>
- He indicated that there were repairs done for the pool and that They were having a problem keeping the required safety line across the pool.

## Membership

- The email for the newsletter and such is now just under 1,200 people and continues to grow.
- There were about six new members since our last board meeting.
- I have relayed the contact info for the new members who expressed an interest in a committee to each chairperson so the chair can get in touch.
- I have sent the newsletter and a note about South Gate to the realtors with active or pending listings in the community. monthly for three months now
- I think over time this will help a lot and I will continue it monthly as the newsletter comes out.
- We are working on a welcome pack for new residents that will give them info on social activities, membership options and also and also the deed restrictions for their particular section of the neighborhood Lisa Sermania is going to be in charge of distributing thesis monthly and I will provide her with a list of recent closings, She is going to host a monthly welcome event at her home on the last Thursday of each month from 6:30 to 9:30 p. m.

## Open Discussion

- There was a discussion about the expenditures which are being paid to our legal counsel;
- Beside other concerns which were expressed Bob brought up the fact that he has done a good job for us and there is a need for a good attorney like Dick Ulrich. A motion was that we put an ad in the newsletter for people willing to fill the position. There was a second to the motion. Motion passed.

## Old Business

None

## New Business

- A motion was made and seconded not to read the minutes from the prior meeting. Motion passed. A motion was made and seconded to adjourn. Motion passed.

Respectfully submitted

Robert Luedeka

Acting Secretary