



MCA BOARD OF DIRECTORS MEETING
THURSDAY, NOVEMBER 12, 2020
(Meeting was held via Zoom. Association members
were provided call-in information via posted meeting notice.)

**MEMBERS
PRESENT:**

Jan Lazar, President
Malcolm Hay, Vice President
Fernando Viteri, Treasurer
Bob Clark, Secretary

Tom Pound, Director
Mark Pienkos, Director
Amy MacDougall, Director

Mike Mazur, Assembly Chair
(Non-Voting)

EXCUSED: Jay Solomon, Aviva CEO, Bruce Ferretti, Director

STAFF PRESENT: Frances Rippondi - MCA General Manager, Mike Mazur - MCA Director of Administration & Community Relations.

President Lazar called the meeting to order at 1:00 p.m. It was noted that a quorum of the Board of Directors was present. It was also noted that Dr. Levenson has moved out of The Meadows and, therefore, his position is vacant. A Board appointment for the balance of his term will occur. There were no non-Board property owners present.

MINUTES OF PRIOR MEETING

On a motion by Mr. Hay, seconded by Ms. MacDougall, the Minutes of the October 8, 2020 meeting of the Board of Directors and those of the October 27, 2020 special meeting of the Board of Directors were unanimously approved.

PRESIDENT'S COMMENTS

President Lazar reviewed recent COVID-19 information and advised that the MCA administrative offices remain open on an appointment basis.

ACTION ITEMS

On a motion by Ms. MacDougall, seconded by Mr. Hay, the Resolution on the proposed dog park that follows was approved by majority of the Board. The vote was six to one with Mr. Pound dissenting.

MANAGER'S REPORT

Ms. Rippondi reported that progress continues on the Lifestyle building with multiple steps underway with consultants on various permitting and related issues. The bridge on Highlands Bridge Road is under renovation. Stabilization work on the MCA pond is underway. The 17th Street entrance paths

have been re-shelled and plantings have been renewed. She noted that Maintenance staffer Ray Sullivan resigned to take a less physically demanding job leaving Al Ballantyne as the sole maintenance staff member. Activities designed for COVID safety continue with a successful Halloween event and the upcoming outdoor Holiday party, Sarasota Opera performance, Yappy Hour, and Community Garage Sale. The new website is receiving positive comments as is *The Meadoword*.

COMMITTEE AND LIAISON REPORTS

Standards – Bob Clark, Chair – Mr. Clark reported that there were 48 architectural review applications over the past month. He offered congratulations to those involved with the new website as it looks great.

Best Kept – Lesley Totten, Chair – The written report provided was noted with appreciation.

Finance – Fernando Viteri, Chair – Mr. Viteri reported that 99% of the 2020-21 assessments have been paid and collections efforts on past due for current and previous years are continuing.

Communications – Frances Rippondi reporting for Ms. Calomeris – Ms. Rippondi reported that the new MCA website has been launched. The December issues of *The Meadoword* is underway.

Community Activities/Involvement, Tom Pound, Liaison – Mr. Pound noted that Lifestyle Coordinator Rachel Penico has developed a new club form, parameters, and charter format and that these are being developed with the various groups.

Maintenance – Mark Pienkos, Liaison – Mr. Pienkos thanked the staff for their good maintenance work.

Safety – Amy MacDougall, Liaison – It was suggested that a bike lane be added to roads. Articles on safety and security are being developed for *The Meadoword*.

Emergency Preparedness – Mike Mazur, Chair – Mr. Mazur reported that there has been no activity impacting the area and that we have made it through the very active hurricane season. The committee is on hiatus until the spring.

Assembly Report – Mike Mazur, Chair – Mr. Mazur reported that the ten applicants for the three positions on the MCA Board of Directors that will be open for election made their presentations at the October meeting. A recording of those were made and it is being made available to Delegates, Alternates and the Board of Directors. At the November meeting, the list of applicants will be narrowed to five nominees by the Assembly Delegates in accordance with the Assembly Rules.

Long-Range Planning – Malcolm Hay, Chair – Mr. Hay reported that Ms. Rippondi provided a very complete and “terrific” study of the infrastructure of The Meadows. Some signage and maintenance items referenced in that report are underway or under closer evaluation.

Water and Wildlife – Malcom Hay, Liaison – Nothing to report.

Liaisons -

- *TMCC – Marilyn Maleckas* – Ms. Maleckas advised that Amy Tuten has left the TMCC staff. A new Executive Chef has been hired. Enhancements to Renaissance Access Program are in development including Sunday Brunch in December are being developed. To date, 23% of the summer members have converted to full-year.
- *Aviva and Tarpon Point – Jan Lazar* – Ms. Lazar reported that AVIVA is being very cautious during these COVID times and is conducting most events via Zoom.
- *Meadows Shopping Village* –No update was provided.

ADJOURNMENT

President Lazar asked if there were any further questions or new business. Hearing none, she noted that the next meeting was set for 1 p.m. on Thursday, December 10, 2020 and this meeting was adjourned on a motion by Mr. Hay, seconded by Ms. MacDougall at 2:25 p.m.

Minutes recorded by Mike Mazur, MCA Staff

Minutes submitted by Bob Clark, MCA Secretary