

**Agenda**  
**Siesta Isles Association Board Meeting**  
**Jan. 15, 2024, 7pm**

**Board Attendance: Z- zoom P-in Person**

**Laurie Zollinger - P      Bill Hough - P      Brad Moyer - Z      Tim Spell - P**

**Judie Berger - Z      Chuck Collins - P      Mike Everly - Z      Carolyn Bruder - P**

**Chuck Byrnes - P      Steve Bowie - P      Karen Schreyer      Jerry McLaughlin - P**

**Discussion with Neighbors of Lot 234; 5416 Azure Way**

**Call to Order @ 7:34 pm**

**Approval of Minutes**

Chuck B moves that we approve

Bill seconded

All approved

**Treasurer's Report: December 2024**

- \$450 in dues paid in Dec
- Insurance paid; \$2242
- Dues raised to \$200

Laurie moves that we approve

Bill seconded

All approved

**President's Report**

- Next month's meeting will be at Siesta Chapel.
- We want to create comprehensive CCRs to hand out to all SIA homes
  - Two versions required: canal homes and non-canal homes
  - Changes to the Bylaws need to be consolidated in one place
  - Booklet to be created with all of our rules/restrictions; will be clearer than the directory; will become part of the welcome package
  - Laurie is working on it and will send it out for review

• Enforcement of CCRs

- Can only enforce restrictions that have been approved by 2/3 of the members
  - Guidelines do not need to be approved by 2/3 of members.
- Need to check if restrictions are recorded with the county and any changes should be recorded
- If we want to enforce guidelines, should they also need to be recorded with the county?
  - CCR booklet we prepare should also be recorded.

- Laurie contacted the county about the downed road signs; county knows about them and will get to them after dealing with downed stop signs etc
- County needs to clean up the roads/sidewalks; Mark Smith may be able to deal with this
- Chuck C contacted Mark Smith for street sweepers; no response yet.

## **Committee Reports**

### **House Plans, Steve Bowie**

- LOT 176, 809 Idlewild
- Addition left, rear of house
- New pool (setbacks are our only concern)
- Dock and boat lift and county not SIA
- Fences
  - Want open-meshed vinyl (?) down to the canal; 6' wood fence to the sea wall (not acceptable)
  - SIA can "consider" different fences but > 4' need a variance (including letters from neighbors saying they are OK with the proposed fence)
  - Approve plans, except for the fences
  - Chuck B moved to approve house building plans with the exception of the fences
  - Laurie seconded
  - All approved
  
- An owner enquired about erecting a Tiki house – no water and no power
- More information on construction and placement needed; email sent requesting the information
  
- No single board member should accept any plans for review; all should be sent through the planning email address so that none are missed and are then approved by default after 30 days
  
- Sheds/PODS/RVs
  - If construction is ongoing sheds and PODS are allowed; must be removed when construction has been completed
  - RVs - need permission from the county to live in it; if permit has been pulled and provide to SIA they will be allowed following Helene and Milton as a hardship exception to the covenants
  - Sheds/PODS/RVs will be allowed for 6 months from the 1<sup>st</sup> of Feb

### **Compliance, Chuck Collins**

- There is a procedure for dealing with covenant violations
  - First 2 letters from SIA; third from our lawyer
  - The 2<sup>nd</sup> letter from SIA is sent 30 days after the 1<sup>st</sup>. The owners are given 15 days to act and a chance to meet with the board to inform the board of their hardships.
  - After the 2<sup>nd</sup> letter and if there is no progress in remediation, a 3<sup>rd</sup> will be sent from the lawyer. If they fail to comply board will work with the lawyer and potentially place a lien on their property.
  
- Landscaping
  - Give people time to repair homes etc; decide whether to repair, elevate etc
  - Plants also need time to recover and people have limited funds after dealing with their homes
  - For people who were flooded, landscaping is the least of their concerns
  
- Process for LOT 234: 5416 Azure Way
- The first written notice to the owners was sent on Jan 8, 2025.
- Laurie- spoke to realtor of 5537 Cape Leyte Dr. about cleaning up debris off the curb.

**Entrances, Jerry McLaughlin**

- Signs are back up; lights too
- Midnight pass lights are not designed to be underwater so may fail
- Plants and trees are suffering after the storms
  
- Put up signs with annual meeting information and new dues amount.

**Membership, Laurie Zollinger**

- Three new people signed up online
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**Technology, Bill Hough**

Nothing to report

**Hospitality, Karen Schreyer**

- Annual Meeting
  - As of meeting, no venue had been identified
  - Siesta Key Chapel has a large room; Chuck C to contact them to see if it is available
  - St Boniface will allow us to use their chapel
  - Hold in person meeting and also offer a Zoom link to people unable to attend in person
  - Tim to contact the Outdoor Academy

Post meeting note: Annual meeting to be held 26 February, 2025 at the Siesta Key Chapel

**Records, Tim Spell**

- Obtain a box of records from Judie for a trial run with the scanning company
- Once the documents have been scanned there needs to be a cohesive way of organizing it
- Title search has all the association documents since 1954; may need to hire someone to organize it

**New Business**

None

**Adjourn @ 8:50 pm**

Laurie moved that we approve