



Sorrento Cay Homeowners Association

<http://www.sorrentocay.com/>

Annual Membership Meeting

February 8, 2023

The meeting was called to order at 7:02 PM by President Bill Watercutter at Our Savior Lutheran Church in Nokomis, Florida.

It was established that a quorum was met, all three board members were present and notice of the meeting was posted. The members present introduced themselves and new residents were welcomed.

Richard Sheehan, Secretary, read a summary of activities from the last three years. Meetings were not held in 2021 and 2022 due to COVID issues. The summary was approved as read. The summary will be posted on the web site as well as these minutes for future access.

Lou Pertz, Treasurer, presented the budgeted and actual expenses for 2022 and the budget for 2023. Major expenses are landscaping, grass cutting, tree trimming, pond maintenance and electricity for the streetlights. Florida Power and Light has informed us that electricity costs will be going up by about \$1000 per year. Therefore, dues increase of \$20 annually will be effective during the April and October billing cycle. Instead of \$190 per lot it will be \$200 in April and \$200 in October. The additional collected amount of \$920 will help offset the FPL increase. The board has the authority to set the assessment so no homeowner vote was needed. The budget was accepted and recorded.

During the budget discussion a homeowner said that Ultimate Landscaping, our contracted lawn service, had hit and severed the water pipe to his house while cutting the grass. He also said that the water loss drained his water heater and he had to purchase a new one. After discussion, this situation is between the lawn service and homeowner for further resolution.

The Board has received a few complaints about Ultimate Landscaping over the years. We have contacted other companies to receive bids. All who gave bids were more expensive and some firms would not consider the job because it is too small. Ultimate has been our landscape mowing provider since 2007 with one interruption over this period. They are a larger company with multiple crews, compared to solo operators. Ultimate has been reliable and responsive to issues. Given the cost and past service we are continuing with them for now.

Vandalism during Halloween weekend resulted in fifteen mailbox flags torn off and two SCHOA signs torn off the fences. One sign was recovered and replaced. Several fence rails were pulled off and one homeowner had to replace the mailbox post. New flags compatible with the mailboxes were located, purchased, and installed on the boxes by the board. New boxes identical to the original ones by the current supplier are now about \$1100 each. Given the increase in this cost, the board is proposing an alternative. The alternative currently costing \$309 is similar in appearance to the originals. This alternative box description and vendor can be viewed at this address (https://www.amazon.com/Polar-Aurora-Barcelona-Decorative-Combination/dp/B079189FBZ/ref=sr_1_3?crid=X13X1HUFCA3&keywords=polar+aurora+barcelona+decorative+post+mailbox&qid=1676138921&srefix=mailbox+polar+%2Caps%2C116&sr=8-3) Information on this box was handed out to all attendees. We will also post information for the original box and the alternative on the web site.

Hurricane Ian resulted in some cleanup issues. \$400 was spent removing debris and tree branches from pond inlets and outlets. Also, debris was cleaned up from vegetation blown around, especially along Broad Street. The north end of Sorrento Cay has some street flooding. There was a street sewer backup on Tavernier, a homeowner sewer issue, and the pump station at the south end of Broad malfunctioned. The County was called and they cleaned up driveway culverts on Broad and Tavernier. Also, they will be cleaning out storm water pipes on the east side of Broad. The lakes and inlets and outlets functioned well during the hurricane, rising during the storm, and then emptying to normal level in a few days.

The Board has been working on keeping the inlets and outlets to the lakes clear. We are concerned about the buildup of sediment in the ponds themselves. It is not known how deep the lakes are now due to sediment buildup. The original as-built drawings show six-foot depth in the center of the ponds. We will continue to stress the need to control vegetation and dead foliage and grass clippings entering the water in all areas.

Lake Brothers is now the company monitoring our lakes for nuisance plants and other issues at a cost of \$150 per month. Any issues found outside of maintenance will be billed separately.

A storm water inspection is required by the SWFWMD (Southwest Florida Water Management District). This inspection should be done by March 2024. In the past we have contracted with D.S. Franks and Associates to assist with the inspection and its reporting to SWFWMD. We will be doing this again to complete this requirement.

The business on US 41 which backs up to the corner of Broad and Islamorada cut down all the vegetation at the corner and covered a drainage ditch so vehicles could exit onto Broad. The County has said that this needs to be a ditch, and the issue has yet to be resolved.

The SCHOA Covenants will renew automatically in October 2023. If anyone has any issue with the current covenants, please let the Board know so that changes can be made if deemed advisable.


Any new items to discuss were requested, and these included the possibility of a new streetlight on Islamorada. This was considered in the past as too costly to pursue. Some residents believe the current lights are too bright.

It was requested to grade the west end of Islamorada which is a shell road. There are drainage issues with its current state. The HOA Board will be reaching out to the county to assist with this request.

Bill Watercutter invited all residents to consider being board members. By law, a board must have an odd number of members, and the current three members are the minimum possible.

There being no further business, a motion to adjourn was made and seconded at 8:03 PM.

Proposed Alternative Mailbox






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