

PINE RIDGE PROPERTY OWNER'S ASSOCIATION, INC.
BOARD OF DIRECTORS' WORKSHOP

Wednesday April 19, 2023

MINUTES

Meeting called to order at 10:00

1. **Roll Call** – President, Wayne Tuch; Vice President, Bill Miller; Secretary, Sue Wassermann; Treasurer, Tom Russell, Director, Maggie Case present
2. **Pledge of Allegiance** – suspended for lack of a flag
3. **President's Comments**
4. **Members Comments * (1/2-hour limit)** – comments were heard
5. **Committee Report** – Roads Committee met with FDOT and County. Discussed County's Strategic Plan, possibilities for MSBUs, County presenting a Town Hall forum in Pine Ridge. Suncoast Parkway phase 2 update.
6. **Discussion topics (sponsor)**
 - a. Consider professional email and/or website administration
We may need to have a Technology and Communications/PR committee and use external support for community information. Perhaps a "resident's corner" of the website. (Maggie will follow up with Gail)
 - b. Formulate Agenda for Apr 26 regular board meeting
 - i. GTL 147 acres development – discussed pros and cons of current settlement agreement and GTL/Dix proposal
 - ii. BOCC use of PR Community Center as a polling site – may be time to increase cost of use
 - iii. Contracts vs invoice – case by case evaluation
 - iv. Building access after-hours – Proposal to allow Board Directors who wish to take the responsibility of building security (Gail will provide current contract and documentation to Wayne)
 - c. Discuss how to proceed with Bylaws and Election Manual
 - i. Board meeting with Documents and Election committees to work through Bylaws and Elections Manual – tentatively scheduled 9AM Friday May 5
 - d. Discuss replacing microphones for meetings; review equipment budget – Tom to sponsor A/V details NTE \$5000
 - e. Discuss upgrading the multi-purpose room TV monitor; review equipment budget – See above
 - f. Discuss formation of exploratory committee to consider incorporation of Pine Ridge; consider engaging consultant
 - i. Ask legal what position the PRPOA Board can take regarding potential incorporation
 - g. Discuss formation of exploratory committee to prepare defensive and offensive positions regarding the former golf course property; discuss questions to be presented to legal – Gail to print uniquely watermarked copies of legal opinion on purchasing property for each Board member
 - h. Set meeting and workshop calendar – See document distributed by President
 - i. Schedule Board and Committee orientations – tentatively Thursday June 1
 - j. Discuss Board member standards and conduct – addressed in President's comments

- k. Consider migrating to Microsoft Exchange mail server which includes Microsoft 365 with shared calendar, contacts, emails, complete backup and logging. 10 email addresses = \$1363 for 3 years = \$455/yr. Suggest increased mailbox size, therefore, approximately \$2000 for 3 years – [Sue to create proposal with Keith](#)
- l. Remove superseded web documents from website – [Sue to communicate with Keith](#)
- m. Bocce ball – [Gail will provide price for postcards to lots that are not signed up for electronic service](#)
- n. Other topics as required

Bill Miller moved to adjourn Tom Russell seconded. Meeting adjourned at 2:52.