

PINE RIDGE CIVIC ASSOCIATION
BOARD OF DIRECTORS MEETING JULY 17,2014

6PM at the Covenant Presbyterian Church, Trail Blvd.

Attending: Al Jones, Bob Kaufman, Ed Livingston, Jay Waltbillig, Lisa Merritt
Joe and Merry Kandel (683 Hickory Residents/water request)

Financial Report: Bob gave the balance at \$25K+ (Exact numbers and budget are attached) – We are doing well...no lawyers to draw down the treasury. Only expenses to note are the mail pieces sent to the residents of Pine Ridge. Bob suggested we cut a check to Al Jones for reimbursement of his travel to many meetings this year. (\$40) *Without Objection.*

Sewers: Suggestion from Sewer Committee President, Rocky Scofield – Rocky has an interest in seeing if there is sufficient interest in pursuing a search for those folks who would be interested in getting sewers. Some early questions: How to go forward, what the cost would be and what would be the method for paying for this activity. Rocky has met with the folks who are responsible for “the beginning” effort at the county, and Rocky, Al Jones and Bob Kaufman met with Michelle Arnold regarding the best way to fund this effort.

Initially, a preliminary plan would need to be established that would provide a “guesstimate” as to the costs involved in the effort. Rocky’s information provided a best guess at approximately \$64,000 for this plan. Other costs involved would be...the total costs which would need to be funded by a sewer bond over many years. All property owners would be responsible for this payment and there were many options on how to pay for this. It would run in the millions and the county suggested an MSTU for getting the funds for both the planning and ultimately funding the entire program. An MSTU is a taxing program which would need to be approved by 50% +1 off all the property owners in that area. This means 50% +1 of all property owners would have to agree before the county would start the ball rolling on putting this together. (This is not 50% of the people that respond...it is 50%+1 of ALL the property owners.....so if you have an area in Pine Ridge Estates that includes 100 properties....51 must vote yes or the program would not be approved. Other costs involve the hook up to each property (paid for by the property owner) and typically an additional cost of \$40-50/mo for sewers, and for those property owners that do not already have water, a typical monthly cost of an additional \$25-35 per month. As you can see this would be quite an undertaking.

Board recommends that we inform all the property owners in Pine Ridge Estates to see if there is an interest in going forward. We will prepare a notification and send it out requesting feedback one way or the other.

WATER: Bob Kaufman was contacted by Merry Kandel regarding water for those properties that are “near” other residents that have water. Bob contacted Collier County and asked for a list of all the residents that have either city water/and or sewers. Other than the Church and the Condo Units at the North End of Pine Ridge Estates, no other properties have sewer connections. Many residents do have water...primarily in the north end of the development and along Trail Blvd. In addition, the county provided a map that shows the actual pipes that supply water and their size.

continued over.../

Merry and Joe Kandel had a meeting at their house with many of their neighbors who were interested in getting hooked up to city water. *The Board agreed to contact the county and see if they could provide an estimate of the cost of such a hook up. Merry provided a list of the folks who were interested.*

POLICE ACTIVITY: Al Jones and Bob Kaufman scheduled a meeting with Cpl Scaduto to discuss notification of any activity relative to burglaries in Pine Ridge. Meeting is Friday (7-18) and we will try to get an agreement for notification of activity for Pine Ridge Residents. Again, it is not the job of PRCA to Police the development but to let the residents know what is going on and have ALL the Eyes looking out for any negative activity.

LANDSCAPING: Jay has done some preliminary investigating on how to improve the entrance into Pine Ridge. (Goodlette-Carica north entrance). We have spoken with the county and they have ceased parking their heavy equipment at that location. In addition, they will not be storing any of their landscaping material at that location.

We (Jay) have asked the county if they would take care of the maintenance on any improvement the association would provide. *They asked for a plan, and Jay is working that issue for both Carica and the end of Hickory that goes out to Vanderbilt Road. Jay will be contacting those folks who can provide such a plan.*

ROUND TABLE DISCUSSION: Notification of drainage issues throughout Pine Ridge. The County's Dept of Roads and Bridges will be looking into those areas that need work. If the work is to be done by the county...they will do it. If the work (as was pointed out in a notification from Al Jones) is the responsibility of the homeowner, they will notify the homeowner. If the homeowner does not respond.....Roads and Bridges will report the violation to Code Enforcement and that way neighbors will not be put on the hot seat by their neighbors.

Block Party/Picnic – we are looking to put something together for the Oct/Nov Timeframe. *Al and Bob will be working this issue.*

No new business the meeting was adjourned.

Bob Kaufman
President

Income/Expense Comparison by Category - YTD

1/1/2013 through 7/15/2014

7/15/2014

Page 1

Category Description	1/1/2013- 7/15/2013	1/1/2014- 7/15/2014	Amount Difference
INCOME			
dues	12,060.00	14,625.00	2,565.00
TOTAL INCOME	12,060.00	14,625.00	2,565.00
EXPENSES			
Computer Exp	206.52	283.37	-76.85
Filing Fees	0.00	71.25	-71.25
Landscaping	450.00	300.00	150.00
Meeting Expenses	332.92	0.00	332.92
Office Supplies	89.73	502.25	-412.52
Postage	667.15	356.89	310.26
Signs	640.90	0.00	640.90
TOTAL EXPENSES	2,387.22	1,513.76	873.46
OVERALL TOTAL	9,672.78	13,111.24	3,438.46

286 members

Bank acct balance \$25516.28

Carl & Grand