

**BURNT STORE ISLES ASSOCIATION, INC.**  
**BOARD OF DIRECTORS MEETING**  
**November 6, 2009**

**Officers Present**

**President** – Joe Sabatino  
**Vice President** – John Kruth  
**Secretary** – Theresa Murtha

**Directors Present**

**Planning** – Howard Elkin  
**Community Security** – Charlie Council  
**Membership** -- Genny Ramachandran  
**Community Standards** – Phil Zeitz  
**Special Projects** – Anne Teichmiller  
**Legal Liaison** -- Mike Huston  
**Immediate Past President** – Frank  
“Chick” Petrosino

**Officers Absent**

**Treasurer** – Ben Crosby

**Directors Absent**

**Social Committee** – Kathy Kruth

The BSIA November 6, 2009 Board meeting was called to order by President Joe Sabatino at 9:05 am.

The minutes of the October 15, 2009 Board meeting were approved and accepted. *The minutes will be posted on the BSI Association website.*

Joe introduced Mike Huston. **A motion was made by Howard that Mike Huston fill the unexpired term of the Legal Liaison Director’s Position on the BSIA Board. Charlie seconded this motion. Motion passed unanimously.**

**REPORTS OF OFFICERS AND DIRECTORS**

Reports were reviewed and placed on file. Phil Zeitz noted that the house in bankruptcy on 519 Port Bendres has been sold. Joe noted that SCCC was making an effort to get more residents actively involved. He noted that a more effective voice representing south county was needed, e.g. Charlotte County only gets 13% of the gasoline taxes that it pays. The next meeting of SCCC is on December 10. Board members and BSIA residents are encouraged to attend these meetings.

**UNFINISHED BUSINESS AND GENERAL ORDERS**

### **Nominating Committee Update**

Joe reported that Elaine Martin who had volunteered to run for the open position of Planning Director had to withdraw her nomination for business reasons. A search was continuing for person to fill this position.

### **Community Outreach Update**

Joe reported that there was no change in the number of registrations this month. Outreach will be done at beginning of next year.

### **San Rocco Drainage Update**

Howard reported that the engineering design has started at Madrid and San Rocco. These improvements once done will correct drainage issues on Madrid and Tripoli, as well as San Rocco, he noted. The expansion of this project has required additional permitting from the State. Joe expressed concern that the project be completed before the end of the next rainy season. He recommended that the City be asked to send a letter to the State regarding speeding up the permitting. Howard will follow up to determine if such a follow-up letter would be appropriate.

### **Abandoned/Foreclosed Properties Update**

Phil noted grass had been cut at 331 Madrid, but palms and pool are still issues. He will continue to work with Code Compliance on this.

### **Website Update**

Howard noted that continuing improvements are being made. The site received well over 3000 visits this past month. Joe commended Howard for keeping the website fresh and interesting. He noted that contractors' list might need updating. Howard will send an email. Howard also said that more businesses offering discount offers were needed.

### **November Annual Meeting**

The agenda and speaker's lineup for the Annual Meeting on November 17 was finalized. Theresa will prepare formal agenda and slate of nominees for the election.

### **School Board Letter**

A letter asking for reasons that the Charlotte County School Board turned down request from BSIA to move the School Bus stop from Monaco and Tripoli to Albacete off Tripoli

was drafted. Theresa will mail letter to R. Duckworth of the Dept. of Transportation Charlotte County Public Schools.

### **November Newsletter**

Joe expressed appreciation to Stacey Scarrow and Buffalo Graffix for accelerating the newsletter so that it would arrive in members hands before the annual meeting.

### **BSI Barbeque**

The social committee was recognized for outstanding job done on and wonderful food at picnic at the Elks. Unfortunately, attendance was lower than anticipated. Joe asked social committee to look at alternatives to be reviewed for next year. Joe also asked social committee to look into indentifying a photographer(s) for events.

## **NEW BUSINESS**

### **BSI Canal Maintenance Formula**

Gary Brewster, Chairman of the BSI Canal Advisory Committee, attended the meeting to present information regarding a study being done for Punta Gorda City Council to determine whether assessments should be based on the length of the seawall instead of retaining the same fee per lot for all waterfront lots.

The one pro presented favoring a change was the large differential in cost to replace a seawall based on length (e.g. 220 ft. seawall would be approximately \$66,000, while a 40 ft. seawall would cost about \$12,000).

The cons presented were:

1. Difficulty and expense to administer a seawall-length based fee
2. This is not done for road improvement – why seawalls. If frontage is smaller in the front of a house on the street side, a smaller tax isn't charged.
3. Methodology was in place when people bought their homes.

This issue is being evaluated now because number of seawalls needing replacing is increasing due to aging canal systems. Currently the City is spending more than the annual assessments to replace the caps. The replacement of caps to extend the life of seawalls has been accelerated anticipating continuing deterioration.

### **BSIA Survey**

After discussion, it was agreed that Howard would present draft of survey for review at December Board Meeting.

### **Newsletter Redesign**

Joe recommended that Howard go with Chick to Buffalo Graffix and recommend changes to logo, etc. It was noted that new group and individual photos would be needed in January. Theresa will handle.

### **Bike Rack for Bus Stop**

Bike rack has arrived, but as of meeting date had not been installed.

### **Monaco Drive Sidewalk**

Joe noted that Bob Armstrong, BSIA resident, had questioned lack of sidewalk on Monaco in front of Walgreen leading to 41. Joe indicated that it is the City's intention to construct this sidewalk and that a statement of work is being done.

### **Special Exceptions – Home Businesses**

A lengthy discussion took place regarding Terri Tubbs' request for comments on recommended changes to the Home Business in Special Residential Overlay Districts. The Board agreed that the City should not change current LDRs. It was strongly felt that commercial business should not be permitted in residential communities. It was also noted that it is especially important in today's difficult economic times for the City Council not to adopt any regulations **that would have a negative impact on residential home values and a related adverse value on property taxes.**

In summary BSIA is unanimously opposed to allow any commercial business in residential areas. This will be communicated to Ms. Tubbs.

### **Ad Fee Schedule for Website**

It was noted that we needed a new advertising team to develop.

### **Speeders**

Howard noted increase in speeders on Madrid. Joe recommended that residents noting speeders should contact Charlie who will communicate issue to Capt. Lewis.

Meeting was adjourned at 12:45 P.M. The next meeting will be on Friday, December 4.

Respectfully Submitted,

Theresa H. Murtha  
Secretary