

# PPPOA ANNUAL MEETING MINUTES

January 24, 2017

Sugar Sand Park

Meeting began at 7:05 pm

2016 Board Members Present

Roll Call:

Ray Garcia – President

Adriana Moreno – Vice President

Bryan Diaz – Treasurer

Kristen Chaney – Secretary

Lynda Bush – Trustee

Nancy Davis – Trustee

Margie Sarcia Stewart-Trustee

Quorum met

Ray introduced the Paradise Palms Committee Chairs:

Welcoming: Terrie Dionne –not present

Landscape: Lori Planas- not present

Neighborhood Safety: Pat Pullano

Newsletter/Website: Diego Bonilla

Home of the Month: Lisa Boros

Pet: Ana Serna – not present

PPPOA Annual Meeting 2016 Minutes read. Motion to accept (1) Lisa Boros (2) Estrella Martin. All approve

Ray thanked everyone for coming to the annual meeting. The Board's intent through all of the activities has always been to unite the community. Also, Ray thanked the Board for their hard work and reminded everyone that the Board members are volunteers.

Ray gave a general overview on the Midtown concept. He addressed the audience to bring them up to date to the point where the concept stands today. The Board was originally approached by resident Anne Marie Voutsinas who informed the Board that there were plans to develop the Boca Center area, formerly known as Crocker Center.

Later on, the Board met with Angelo Bianco from Crocker Partners where he shared the vision the developer has for the area. No specific information was provided. As per the developer the City of Boca needed to release the regulations so they could present a plan. At that time, the Board drafted a letter asking the City to release the regulations so we could get a better understanding of the concept.

On January 12, 2017, Crocker Partner hosted a meeting for the residents of PP where the attendees learned more information and the depth of the concept. A general concern after this meeting was the number of units (2500) the developers have proposed to the city for this area. The developer has reached out to the surrounding communities for feedback. The concerns and questions we have are the same as the other communities. They are also being challenged like us.

As Board, one of the main goals of the Board has been to continue the wall north of Bethel Boulevard along Military Trail. We will continue investing our efforts in this project and beautifying Paradise Palms.

Ray then stated he has been a homeowner in PP since 1994 and we all have the same concerns. City has given us no direction; this is a process.

Ray cannot continue as President of the PPPOA as he does not have the time. He wants to contribute on an individual homeowner basis. The developer wants to work with Paradise Palms hence the presentation today. Ray said we want to work with the developer to enhance our community.

Angelo Bianco of Crocker Partners introduced himself and made a presentation of the proposed Midtown Concept. A Q&A session followed his presentation. We never envisioned 2500 units in Midtown concept. Density is an issue. Angelo invited the community to participate in a Town Hall meeting on February 2, 2017 where more information will be shared.

Bryan Presented the Treasurer's Report

2016 Treasurer's Report and 2017 Budget read. Motion to accept (1) Carol Ann Lombardo (2) Glen Minnis

The wall was discussed. The traffic light issue was brought up. Talked about getting a sensor with the city. Margie indicated we need a left turn signal at N. Conference.

We need to come together to create unity within the community. We need neighbors input on the wall.

The Board invited John Stormont, property manager for Via Verde and Jerry Ruderman, President of Via Verde, to share their views and experiences with the Midtown concept. It was very enlightening.

Election of 2017 Board Members – Don Kost conducted the election

Mitchell Adler – President

Adriana Moreno – Vice President

Bryan Diaz – Treasurer

Kristen Chaney – Secretary

Ray Garcia – Trustee

Glen Minnis – Trustee

Miguel Villamar – Trustee

All in favor.

Glen Minnis made motion to rescind letter sent to the City retracting the original. Adriana Moreno opposed and made a recommendation to submit an addendum to the original letter.

The majority voted to retract the letter.

Bryan made a motion to set up a Midtown Subcommittee. Adriana seconded it.

Midtown Committee:

Margie Sarcia Stewart

Bill Kraemer

Bill De Angelis

Bobbye Miller

Ron Martin

Meeting Adjourned 9:36pm