

# INNERARITY ISLAND HOMEOWNER'S ASSOCIATION

## 2022 SEPTEMBER HOMEOWNERS MEETING

Tuesday, October 18, 2022

Southwest Branch Library

12248 Gulf Beach Highway

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Board Members in attendance: Gary Carmack, Kelly Gontarski, Brian Kershaw, Chad Linkous, Will York, Rich Dewey and Brady Barton, Skip Hull Absent: Ryan Rollins

### **Meeting Called to Order at 5:00pm**

**Approval of Last Month's Minutes:** Rich made motion, 2nd by Skip, motion passed.

**Financials:** Rich stated that the budget is around \$40,000 to the good and with another \$70, 000 in Operating Budget. New fiscal year starts November 1, 2022.

**Gate:** Rich informed board that Anchor will attend Annual Meeting to do a presentation to the community. Gary made motion to invite Anchor to the Annual Meeting, Kelly 2nd, motion passed.

**SeaScape:** Chad informed board about the 3 hour meeting with Brian Sullivan and Florida Conservation. Brian went through the contract with Conservation Florida about the 4 1/2 acres at the front of the Island, walkways and drainage at the end of the Island. Chad said that he would present contract to board before meeting with county.

**Emergency Plan:** Brian stated that everything is good. A dead tree will have to be removed on North Shore Way on the north side

**Roads:** Brian said that the speed bumps are estimated for \$500 a piece and the contractor (Patriot Paving) should install within 2 to 3 weeks. The speed bumps will be 2 1/2 inches high, 2 1/2 feet wide and 16 feet long. Ryan has already order signs for bumps.

**Island Beautification:** Kelly said that there is not a budget for additional flowers. Will start collecting Christmas decorations for the front entrance lights and reefs. Should be able to collect from residents without adding any spending to the budget.

**Community Park:** Will informed board that the house to the left of the park has been sold. We don't have to wait for the raising of it and can start fill in low area.

Gary made motion to add the CCR to the agenda, Brady 2nd, motion passed.

**ACC:** 5700 Red Cedar request for pool and tree removal.we need to talk to them about the dirt for SeaScape.  
16314 N. Shore Dr. owner request for dock.  
16306 N. Shore Dr. new addition to house and questing tree removal for pool. Will be adding a circular drive.  
5456 N. Shore Rd. requesting a fence and pool approval.  
16411 N. Shore Ct. requesting pool approval  
16345 N. Shore Dr. Submitted pool request  
16550 IPR submitted fence request  
5785 Rd Cedar buyer of Flynn house requested concrete pad and circular driveway  
5600 N. Shore Way owner requesting bush hogging

Will also questioned whether lots on west side of Island are marked by county as wetlands and if people buy them, they need to understand this.

**CCR:** Kelly explained the delays to rolling out the new covenants. Kelly and Gary was through with the new of covenants and presented them to the attorney in June. Haven't received them back from the attorney. Hopefully, e will receive them back soon and. We will do meetings in the spring it's a vote in May. Will do a post on Island Facebook page.

**New Business:** Annual Meeting is scheduled for December 5th at 6:00 pm and booked at the United Methodist Church. You will get package in the mail from Management Company. In the package will

be proxy ballots and notices if you are interested in running for the board. The budget will be voted on with different options.

**Budget for 2023:** Gary made a motion to present the budget with options A, B and C for approval at the Annual Meeting in December, Kelly 2nd, motion passed.

Gary brought up that Innerarity Circle is the only street without a fire hydrant. The county forgot to install one when they upgraded before sewer project. Skip will sponsor this issue.

Gary stated that we still need to contact the owner of the lot next to Crystal Creek. This is the last thing on drainage that hasn't been completed. It will cost \$3600 to dig out and remove debris. Chad will contact owner before next meeting.

**Questions from the Residents:** (Largest attendance of residents)

Discussion about future building around the area.  
Raising the Causeway at both end  
Concerns about the intersection at Sorrento and IPR  
New Bridge over Inter-Coastal Waterway  
New Town Homes behind Church  
Options about landscaping in front of Condos on N. Shore Dr.  
Installing cameras on streets around Island, to reduce vandalism  
Discussion of the new gate proposal  
President and Vice-President of Russell Bayou where present and requested information on new gate

**Motion made to adjourn:** Gary made motion, 2nd by Skip, motion passed