

1 **Bluewater Bay Municipal Services Benefit Unit**
2 **Board of Directors Meeting September 13, 2022**
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4 **Attendees:** The Board of Directors for the Bluewater Bay Municipal Services held their
5 scheduled public meeting on Tuesday September 13, 2022. Board Members present
6 were, Pam Ragnoli, Debbie Stretch, Mathew Higginbotham, Jeffrey Rocque, and Steve
7 Boswell. Tony Burris with Brightview Landscaping was present. Bluewater Bay
8 Residents present were: Ryan Adair, Dawn Johnson, Mike Ferguson. Leon Beck, Hank
9 Warren, Joseph Hothaan, Rod and Sue Gerdies, Pat Fralir, Mel Ponder, Denise and
10 Paul Schuerenberg, Jenna Hammond, Chris Olson and Joe and Linda Testa.
11 Representing Management Laura Landsberger, Kathy Friesen and Denise Fuller.
12

13 **Call to Order:** The meeting was called to order at 5:00 a quorum was established with
14 all Board Members present.
15

16 **Approval of Prior Meeting Minutes:**

17 Ms. Stretch motioned to Approve the August 9, 2022 minutes; seconded by Mr. Boswell;
18 No further discussion; All in Favor; Motion Carries Unanimously.
19

20 **Chairman Report:**

21 Ms. Ragnoli stated there have been several complaints on Next Door about not lowering
22 the flags on September 11. The board and management company have been looking
23 for volunteers and has offered to pay someone to take care of the flags. Ms. Ragnoli
24 reminded the board to review the standard operating procedures (SOP) and the
25 Sunshine law to ensure they don't get in trouble working with other organizations. Ms.
26 Ragnoli asked Bluewater United to remove MSBU's name from their website. It's
27 causing confusion implying that MSBU is partnering with their organization.
28

29 **Financial Report:**

30 Mr. Boswell presented the August Expenditure Status Report that was provided by the
31 County. To date only 45.11% of the budget has been spent.
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33 Mr. Boswell motioned to approve the financials as presented; Mr. Rocque seconded; No
34 discussion; All in Favor; the Motion Carries Unanimously.
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36 **Landscape Report:**

37 During the month of August 2022, Brightview preformed the routine maintenance
38 including Mowing, blowing, removal of leaf debris and removal of dead branches.

39 The following tasks were also completed:

- 40
- 41 • Mid-Summer cutbacks of the nature trail
 - 42 • Clean-up and service of both Woodlands entrances
 - 43 • Woodlands Loropetalum prune – Including medians
 - 44 • White Point Road – Mowed and sidewalk sprayed 1st week of August
(scheduled again for early October)

- 45 • Tall hedges by Troon were serviced
46 • Hwy 20 medians from Bluewater Blvd to Bay were serviced for weeds

47 The following tasks are scheduled to be performed in the month of September
48 2022:

- 49 • The sidewalk area by the school will be serviced weekly
50 • White Point Road – Mowed and sidewalk sprayed
51 • Bluewater Blvd. (north) cutback of ground palms in the medians
52 • Cutback of the pond edge
53 • Hwy 20 medians past Bay will begin “new” services (as determined by the
54 Landscape Chair)
55 • Hedges and bushes down Wingfoot will be pruned
56 • Yaupon behind the flower beds at the Bluewater Bay entrances will be
57 pruned.

58
59 Mr. Boswell motioned to accept the landscape report as presented; Seconded by Mr.
60 Rocque; All in Favor; Motion Carries Unanimously.

61

62 **New Landscape Items:**

63 Ms. Stretch stated that several irrigation repairs are necessary at Lakeside. The quote
64 from Brightview to make the repairs is for \$2,367.69.

65

66 Ms. Stretch motioned to approve Brightview’s quote for the amount of \$2,367.69; Mr.
67 Boswell seconded; No discussion; All in Favor; the Motion Carries Unanimously.

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69 **Communications Report: NA**

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71 **Unfinished Business:**

72 Mr. Higginbotham stated that he has safety concerns on the Woodlands sidewalk. Mr.
73 Higginbotham motioned to discuss the Woodlands sidewalk safety issues at the next
74 board meeting. No one seconded the motion, Motion Failed.

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76 **New Business: NA**

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78 **Public comments: NA**

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80 **Adjournment:** Ms. Stretch motioned to adjourn at 5:15 pm; Mr. Boswell seconded;
81 No Discussion; All in Favor; Motion Carries Unanimously. Next Scheduled meeting is
82 October 11, 2022.