



Verona Reserve Community Association, Inc.

Official Board of Directors Organizational Meeting Minutes

Date: Wednesday, March 26, 2025

Time: 10:40 a.m.

Location : 185 Fontanelle Circle, Venice, FL 34292

Attendance: : Jodi Mercer, Director; Richard Barile, Director; Gary Leidheiser, Director; Mary Beth Siddons, Director; Gordon Taylor, Director

- **Certify a quorum:** With 5 of the 5 Board members present, a quorum was established.
- **Certify meeting notice:** The meeting notice was mailed and posted in accordance with Florida Statutes and the governing documents of the Association.
- **Approval and Disposal of Previous Minutes:** Gary Leidheiser made a motion to waive the reading and approve the Board Meeting Minutes from February 26, 2025 as written. Motion seconded by Gordon Taylor; motion passed UNANIMOUSLY.
- **New Business:**
 - **Election of Officers** - Jodi Mercer made a motion to elect the following Directors as 2025-26 Officers - Jodi Mercer, President, Mary Beth Siddons, Vice President, Gordon Taylor, Secretary, and Gary Leidheiser, Treasurer. Motion seconded by Gary Leidheiser; motion passed UNANIMOUSLY. Rich Barile, Director rounds out the fifth seat on Verona Reserve's Board of Directors.
 - **Committee Liaisons** - Committee Liaisons were also decided with Rich remaining with the Compliance committee, Gary as liaison for the Irrigation and Social committees, Mary Beth liaison for Architectural Review, Gordon as liaison for the Infrastructure committee and Jodi will remain as liaison to the Fine Review, Landscaping and Website committees.
 - **Safety Deposit Box** - Discussed the Association's safety deposit box and the need for the President and Secretary to sign signature cards.
 - **Release of Lien** - After receiving payment of delinquent assessments and legal fees for Lot 89 Verona Reserve, Jodi Mercer made a motion to release the Association's Claim of Lien. Motion seconded by Gary Leidheiser; motion passed UNANIMOUSLY.
 - **Owner Request for Reimbursement** - Rich Barile made a motion to decline an owner request for reimbursement of the cost of mulch that they purchased. Motion seconded by Gary Leidheiser; motion passed UNANIMOUSLY.
 - **Matters Relating to Infrastructure** - Gary Leidheiser made a motion to approve the proposal from Bob's Electric for \$2,050 to replace the electrical breaker box near the main entrance. Motion seconded by Mary Beth Siddons; motion passed UNANIMOUSLY.
 - **Matters Relating to Landscaping** - Jodi Mercer made a motion to approve the proposals from ArtisTree totaling \$5,900 to trim Cabbage Palms (125) around single-family and villa homes. Motion seconded by Gary Leidheiser; motion passed UNANIMOUSLY.
 - **Matters Relating to Architectural Review Applications:** MaryBeth Siddons made a motion to approve the architectural review applications for 167 Fontanelle Circle /security cameras, 2235 Terracina Drive/exterior painting, 2272 Terracina Drive/landscaping, and 2539 Terracina Drive/tree replacement. Motion was seconded by Gary Leidheiser; motion passed UNANIMOUSLY. Approval letters with more detail and conditions, if applicable, will be forthcoming from Access Management.

- **Owner Comments:**
 - General Discussion was had concerning the back gate in the dog park and fountain.
- **Next Board Meeting:** 23rd day of April at 9:30 AM.
- **Adjournment:** Mary Beth Siddons made a motion to adjourn the meeting at 11:10 a.m., seconded by Gary Leidheiser; motion passed UNANIMOUSLY.

Respectfully Submitted by:

Jami J Herter, LCAM

Community Association Manager

On Behalf of Verona Reserve Community Association, INC.



Signature

Date

DATED: This 10th day of April 2025