

NORTHDALÉ CIVIC ASSOCIATION  
MEETING MINUTES

October 20, 2020

**1-**The Zoom meeting was called to order by Interim President Tom Murray at 7:00 P.M. Directors attending were: Angela Bianco, Bill Castens, Amar Dembla, Robert DeMeo, Martha Hughes, Robert Mantler, Nelson Marcano, Alicia Moreno, Tom Murray, Jim Salgado, and Zachary Sechrist. Director absent was Raymond Powell. No visitors were attending.

**2-**The minutes of the September 2020 meeting were approved following a motion by Bill Castens and seconded by Martha Hughes.

**3-Deed Restrictions- Tom Murray**

- **Deed Restrictions-** Murray; Tom spoke with Rick Pietrowski, the NCA deed restriction representative to the lawyers handling the Honey Vista case; there is a December court date, which we either win by default or by a summary judgement, or the Owner can fight the case, but there's been no response from the Owner on any of this to date. The Board will have further discussion on this after December 2020.
- **Resident Survey-** Bianco - Angela had not joined the meeting yet when this came up.

**4-Financial Report- Bill Castens**

- **Status-** Castens; Financials haven't changed much this month. Budget is still off our targeted goals. We're about \$7,500 off on membership dues income. Our status is about \$200,000 in assets, of which \$55,000 is OWLS assets. Most of the off-numbers are due to Covid-related cancellations. Bill requested a motion that would allow the OWLS to spend up to \$12,000 without coming to the Board for approval every time. Specifically, this would allow vendors who prepaid for various community events (most of which have been cancelled) to get their money back. This would still leave approximately \$145,000 in the NCA coffers. After a full discussion and understanding of this request, Martha Hughes seconded this motion and the Board voted unanimously to approve this motion, in order to return the pre-payments by the various vendors.
- **Membership Report-** Castens; we're basically down approximately \$3,400 for the year, consistent with other reports throughout the year. The Financial Report was approved following a motion Tom Murray.

**5-Membership- Robert Mantler**

- **2021 Membership invoicing-** Mantler; Robert requested help in this effort; per the last Board Meeting, in November Robert will submit a request to Hillsborough County for a new listing of Northdale homeowners. Invoices should be mailed out the last week of December. Zachary Sechrist, Bob DeMeo and Raymond Powell all volunteered to help Robert in this effort with lists, mailings, etc. Robert will notify them when and what he needs.

**6-Community Relations**

- **New Resident Welcome Packets-** DeMeo; Bob noted that in the last 6 months, more than 2 name changes occurred. 21 new welcome kits were sent out last month.
- **Neighborhood Outreach-** Salgado; Jim has a Operation Lend-a-Hand Community Outreach scheduled for Nov.10, and possibly one other to occur sometime in December. He'll be posting on Facebook and Nextdoor for these events.
- **Spanish Communications-** Salgado, Moreno, & Marcano; They will try to get in touch with the homeowner for the house at Landscape Dr. and East Course Dr. This has been an ongoing issue.

**7-Communications**

- **Newsletter-** Mantler; the Nov. /Dec. issue is in. Robert will send to Angela for Facebook posting. Further Newsletter discussion was held off until the end of the meeting.
- **Facebook-** Bianco; No updates for this section; everything is status quo.

- **Northdale Website-** ; this discussion used to be headed up by Ann Frisbie, former President. There is no new platform for the NCA website. This needs to be resolved.

### **8-Community Events**

- **The 5K Pumpkin Run-** Castens; The Nov.7 Pumpkin run is definitely completely cancelled.
- **The Holiday Tree Lighting-** Castens; this Northdale Park event would occur on Dec.5, but that date has not been approved yet. There is an idea to combine it with a “Drive-in” movie at the park, in which everyone would stay in their cars to catch a movie, and see the tree lighting afterwards. Usually held at Northdale Park; may happen if there’s no food vendors; it is awaiting approval.
- **Holiday Lighting Contest-** Castens; Whether or not there are hayrides is still in flux. There will NOT be a Contest party afterwards. Judging occurs from Monday Dec 14 thru Friday Dec 18<sup>th</sup>; in the week prior to final voting, each neighborhood rep nominates 1-2 homes from the NCA Membership List. This list will be distributed to the neighborhood reps the 1<sup>st</sup> week of December. Final Judging is Sunday Dec. 20<sup>th</sup>.

### **9-New Business**

- Ann Frisbie resigned from the board. 1- This leaves the President position on the Board open to be filled. Elections to the Board are held in the January meeting (there is no December meeting). Please think of names from the current Board Members to nominate for this position. 2- The Board unanimously agrees that there needs to be some form of recognition for Ann’s 12+ years of great service to the NCA. Tom felt that a plaque was the least we could do; we agreed, and also, Tom will contact Jan Marshburn (Ann’s friend) for further ideas on how to present Ann with our appreciation. Zack knows a shop that creates great plaques and trophies; he will email Tom with the contact info.
- There was a very long discussion about putting the newsletter out there for all residents (2700+), and not just the NCA members; most felt that it was worth the cost to get more involvement and membership from the community. There is also an option to go digital, or even a combination of both. At the very least, the Board agrees that unless the publisher can deliver to all residents, the newsletter cannot continue as it does; going out to only about ¼ of the Northdale number of households.

### **10-Old Business**

- The proposal to explore traffic calming measures on portions of Northdale Blvd. to allow for bicycle lanes was submitted to the county and we’ve been advised that a traffic study will take place sometime in the future. There has been no update to this matter.
- There has been no update on the Northdale Golf Course status.

### **11-Public Comment**

No Public attendees.

### **12-Motion to Adjourn**

Motion to adjourn was made by Tom Murray and seconded by Bill Castens. All voted aye.

Minutes taken and submitted by Alicia Moreno.

Next NCA Board Meeting is Tuesday, November 17 at Northdale Park  
B.C. Gymnasium Conference Room at 7:00 p.m. OR via Zoom Meeting.