



# NEWSLETTER SPRING 2020

Vol. 2 Issue 2 April 2020

## **COVID – 19**

Residents are requested to implement **social distancing**. This means to avoid gathering in any groups and try to keep 6 feet apart while the pandemic exists.

As of April 1 the **pool is closed** until further notice.

The Clubhouse remains closed.

**Key FOBS will not work while the pool and clubhouse are closed.**

The Board will continue to monitor. In the meantime, keep your distance, wash hands often and keep safe! Thank you.

## **Meetings While Social Distancing**

### Homeowners' General Meeting on March 18.

The meeting was conducted electronically to avoid a crowd due to COVID-19 concerns. John Ward presided and a quorum was verified. The following topics were covered

- 2019/20 Association project recap – John Ward
- Treasurer's Report - Dave Van Horn
- Landscaping Report - Doreen Winger

A summary of each report is included in this newsletter.

This was the first time that electronic attendance was attempted and seemed to work well once communication was established.

### Board of Directors Meeting March 18.

Immediately following the Homeowners' meeting, the Board meeting was called to order.

- No election was required as the only candidates were the 5 current Board members.
- A motion was made, seconded and passed unanimously to continue the Board members in their current positions.

Reports by the officers and other items are also addressed later in this newsletter.

## **Lock Your Car and Remove All Valuables**

Vandals are back in the Tara neighborhoods and many cars were ransacked in early March. Please keep your vehicles locked at night and if you see any suspicious vehicles or persons, do not hesitate to call the Sheriff's Department.

To report an emergency in progress dial 911. To report a crime or incident: **Call 941-747-3011 Ext 2260**

## **Board of Directors**

President—Phil Mucenski  
Vice President—John Ward  
Treasurer—Dave Van Horn  
Secretary—Doreen Winger  
Director—Mary Lou Curless

## **Up Coming Events**

Pool Closure – 4/1 until ?  
BOD Meetings – 6:30 4/15, 5/20  
4/15 meeting will be held remotely. Phone in # will be provided by Eblast.

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## **Contact Information**

Association Manager:  
Stephanie Tirado  
[stirado@sentrymgmt.com](mailto:stirado@sentrymgmt.com)  
941-361-1222 ext. 51003  
Sentry Management Inc.  
5969 Cattleman Blvd Suite 203  
Sarasota, FL 34232  
[www.sentrymgmt.com](http://www.sentrymgmt.com)

CS Website:  
[www.Cypressstrand.com](http://www.Cypressstrand.com)

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## Around the Community

**Fire Inspection Results:** We were able gain access to all 188 units and our clubhouse to inspect sprinkler heads. There are 3 possible failures that will be reinspected to verify that repairs are necessary.

All 189 Fire Extinguishers were inspected and are now fully operable.

Thanks to everyone who participated and stayed at home to meet the inspectors.

**Dryer Vent Cleaning Results.** 186 of 188 units were cleaned. The remaining 2 units will be cleaned soon.

**Braided Hoses:** During the fire inspections it was noted that nearly half of our units had older rubber hoses on their washing machines. The Association facilitated a program to install braided hoses at a cost to the owner that was less than the cost of the hoses alone at Lowe's. To date new reinforced hoses have been installed for all owners who requested them.

**Back Flow Valves.** Casey Plumbing has completed inspecting the valves and filed the required reports with Manatee County. The failed units have been repaired at **Association expense.**

**Smoke Alarm Batteries** During the fire inspections, the Association facilitated smoke detector battery replacement with owner provided batteries at the owner's expense. It is anticipated that this service will be offered every 5 years in the future.

**Tennis Court Gate/Latch:** A new gate and pushbutton lock has been installed on the tennis court. The combination is the address of the clubhouse: **6305**. Please do not slam the gate when leaving, but ensure that the latch is secure.

**Roof Claim Status:** In February, Association President Phil Mucenski gave testimony for the insurance company in reference to our roof damage claim. We are still awaiting word on the claim.

## Did You Know?

**Wildlife Control and Feeding:** We live in a beautiful wildlife preserve where the animals have abundant natural sources of food. They do not need humans to supplement anything. When wild animals are given food, their natural instincts are disrupted, and they may begin looking for handouts whenever they see a human. This presents a danger to people who live in areas like Cypress Strand that surround their habitat. Please **do not feed the animals and birds**; they have enough, and it could well cause them to become a nuisance.

## New Projects

**Speed Limiters:** We have specs for the proposed layout and quotes for speed limiters in our community. The CDD District Engineer is currently coordinating with Manatee County. Approval to move forward is expected in the near future.

**Porch Lights:** At the March Board meeting, a motion passed to make the replacement of porch lights an Association responsibility. Lights that are in need of replacement were identified during an inspection in early March, replacements will be scheduled.

**Window and Lanai Screens:** Many screens are deteriorating due to age. The Association is attempting to find a company to replace screens for interested owners at a reasonable price. This has proved difficult but, we are expanding our horizons in hopes of finding the right contractor.

**Dog Park:** Some dog owners have expressed an interest in creating a dog park in our community. Before we commit time and resources to the project, the Association would like to get some input from all owners. Would you vote for a park? Would you use it? Stay tuned for some type of survey to collect your opinions

[WWW.CYPRESSSTRAND.COM](http://WWW.CYPRESSSTRAND.COM)

The new website is here!

New features include:

- Forms, Events Calendar and Ticket System on the Home Page
- Easy navigation from a main menu with drop down menus
- Up to date Rules and Rule Changes
- Important Announcements, Newsletters and EBlasts
- Information about the Community, Maintenance Tips and Hurricane Preparedness.
- Lots of beautiful pictures

The Technology Committee is working on a detailed introduction of the site, but feel free to explore on your own.



## Annual Landscaping Report

It's been an exciting year for Landscaping. Some of the highlights are:

- ✓ Refurbished main entrance.
- ✓ Refurbished south entrance plantings.
- ✓ Purchased solar lighting to highlight the south entrance to be installed soon.
- ✓ Refurbished the clubhouse entrance and added podocarpus plants along pool fence for privacy.
- ✓ New plantings will lower maintenance costs by reducing the number of annuals required twice each year in entrance areas and the clubhouse.
- ✓ Reduced sprinkler maintenance costs by adding 1,000 donuts around sprinkler heads to protect them from damage.
- ✓ Trimmed back the Preserve where it was encroaching..

For next year, we negotiated a contract with Florida LawnPros with no financial increase for 2020, and are investigating options and getting quotes to remove Brazilian Peppers from the Preserve.

Doreen Winger – Landscaping Committee

## Financial Summary

At the end of February 2020, eleven months into our current fiscal year, I am pleased to report the financial affairs of the Association are in good order and our year-to-date operating expenses are \$42,400 under budget.

This under budget position results from several different factors. The largest under budget expense, \$35,600 in Building Maintenance, is due primarily to the fact that the Association has not had to pay for roof repairs while our roof replacement insurance claim is in process.

Other under budget expense groupings include Grounds at \$3,700, Pools and Clubhouse at \$3,500 and Utilities at \$2,800. Administrative expenses were over budget at \$3,200.

It is important to note that several significant savings have been experienced in the current fiscal year as a result of the outstanding work of members on our Cost Saving Committee.

The Association's balance sheet is strong with operating cash in excess of \$272,000 and cash reserves set aside for future needs in excess of \$1,721,000.

We continue to invest our reserve funds in high interest CDs that are fully insured by the FDIC (Federal Deposit Insurance Corporation). To the fullest extent possible our CDs maturities are scheduled to provide for at least one CD to mature each quarter to provide maximum liquidity in the event additional cash funds should be needed.

Dave Van Horn - Treasurer