



**Silver Oaks Phase II  
Owner Association, Inc.**  
P.O. Box 2177  
Crestview FL 32536-2177

**BOARD OF DIRECTOR'S MEETING  
6 Dec 2004**

In Attendance:

LeEllen Hale – President  
Mike Clapp – Vice President  
Susan Sadler - Treasurer  
Leigh Williamson – Secretary  
Bob Welcher - Chairman, Landscape Committee  
Larry Crabtree – Chairman, Pool Committee  
David Patriquin  
Ed Rutter  
Mike Taylor  
John Joyce

*President, LeEllen Hale, called the meeting to order at 6:35 pm at the Harvest Life Church, Crestview. Roberts Rules of Order will be used for all general meetings. All homeowners are invited to attend month meetings.*

***General Business:***

1. Introduced all board member, changes and open vacancy of board members.
  - a. BOD voted via e-mail to elect Susan Sadler to the board for a one-year term. **BOD voted: 5 yea's and 0 nea's.**
  - b. Mike Clapp made motion to elect Leigh Williamson to the board for a one-year term. Seconded by David Patriquin. **BOD voted: 7 yea's and 0 nea's.**
  - c. Mike Clapp made motion to elect Larry Crabtree as the Chairman, Pool Committee. Seconded by Susan Sadler. **BOD voted: 7 yea's and 0 nea's.**
  - d. LeEllen Hale solicited volunteers to fill the Chairman, ARC Committee seat.
2. LeEllen Hale provided the homeowners an overview of the board's accomplishments for 2004 and upcoming projects for 2005. (*see prior minutes for details*)

***New Business:***

3. Pool Committee: Larry Crabtree
  - a. **David Pope.** Can the pool heater be turned on during the winter months? The board will review the cost verses the use of the pool during winter months. **Item Open.**
  - b. Additional area's addressed by the homeowners:
    - i. Phase I pool access and dues
    - ii. System for access to the pool
    - iii. Hours for the pool to include after hours access during the summer
    - iv. How can we stop trespassers
4. Landscaping Committee: Bob Welcher
  - a. Volunteers are needed to help deliver and spread pine straw in common areas. Please contact Bob Welcher if you would like to volunteer.
  - b. **George Wallace.** Who is responsible for the common areas/ponds? Who do they belong too? Should Okaloosa county maintain these area's or Bonezzi be held accountable? **Item Open.**
  - c. **David Pope.** Safety concerns are rising with children playing on fallen trees around Havenmist and Paddock Circle. David Pope has volunteered to cut the tree's down. **Item Open.**
5. ARC Committee: Vacant
  - a. **Paul Wichman.** Drainage issue's on/near Havenmist. Several empty lots have clogged drainage. BOD will send the builders a letter requesting the debris removal from the drainage area's BOD will need the exact lots. This will never close if the homeowner does not tell us which lots is a problem. I believe we have this issue resolved. **Item Closed**

- b. **Derek Hale.** Recommended to the BOD to resolve questions on the ARC review committee. Example, is a tree a permanent fixture? Should you submit a review for a new door? Etc. The BOD will come to a decision at the next meeting. **Item Open.**
  - c. **Susan Sadler.** Handicap sidewalks/ramps within Phase II. HOA is responsible for the sidewalks. The BOD will research with the county and Bonezzi to get the correct answer on who is ultimately responsible. **Item Open.**
6. Treasurer Update: Susan Sadler
- a. Lundy and Bowers, CPA, were not able to attend the meeting
  - b. All dues were paid for 2004; 2005 dues will be mailed 1 Feb with a 30 day due date...interest will accrue after 30 days
  - c. Susan Sadler has copies of by-laws and declaration of covenants for any homeowner needing these documents. The cost is what is charged when copies are made.
  - d. Provided homeowners with 2004 financial status
7. Mike Taylor stated street sign is ready for pick up. **Item Open.**
8. Several homeowners requested a “Clean Up After Your Pet or “Scoop the Poop” signs be placed through out the area. This has been addressed in all newsletters sent out by the BODs.
9. Ed Rutter made motion to close the meeting. Seconded by Mike Clapp.

Meeting was adjourned at 8:00 pm.

Submitted By:

Approved By:

Leigh Williamson, Secretary

LeEllen Hale, President