



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

**BOARD OF DIRECTOR'S  
30 Apr 05**

In Attendance:

LeEllen Hale – President  
Ed Rutter – Vice  
David Patriquin  
Larry Crabtree – Chairman, Pool Committee  
Bob Welcher - Chairman, Land. Committee  
Scott Jones, Chairman, Architectural Review Committee  
Mike Taylor  
John Joyce

Absent:

Leigh Williamson - Secretary  
Susan Sadler – Treasurer

*President, LeEllen Hale called the meeting to order at 8:00 am at the Harvest Life Church, Crestview. Roberts Rules of Order will be used for all general meetings. All homeowners are invited to attend the monthly meetings.*

***General Business:***

1. Approved March's emergency meeting minutes. Approved February's minutes.
2. Board members are not getting the attachments to emails which contain the minutes and action items, because of SPAM blockers. Board members will contact the secretary and request a hard copy, if not received as an attachment.
3. Newsletter information due to Nicole Rutter as soon as possible. **Open Item—all BODs.**
4. Need to write up quick survey for homeowners to complete for annual meeting in July. **Open Item—LeEllen Hale**
5. Next month's meeting will be the first Saturday of June, (June 4, 2005) due to the Memorial Day holiday the last Saturday of May.

***New Business:***

6. Pool Committee: Larry Crabtree
  - a. Request homeowners to not give out the pool code to anyone it don't belong to. **Open Item—Larry Crabtree—add to newsletter**
  - b. Laminated cards for pool usage are the pool committee's responsibility-- **Open Item—Larry Crabtree**
  - c. Established a method to change code, notify residents of date of code change with a one to two week notification.
  - d. Need to add "Children under 12 must be accompanied by a parent/adult" to pool sign. **Open Item—Larry Crabtree.**
  - e. Are the pool hours on the sign? Yes, per Ed Rutter
  - f. Pool rules need to be posted to the web. **Open Item—Larry Crabtree to furnish rules to Ed Rutter and he will publish on the web.**
  - g. Solicit homeowners for volunteers to man the pool to verify they have legitimate access. **Open Item—Mary Kontio will determine if we can get enough volunteers and report back to the board next meeting, or will have a representative tell us the answer.**
  - h. Discussion on hiring an off duty sheriff. Per Randy Hinesly, this is a cost of \$21 per hour with a minimum 8 hour shift. Tabled discussion until next month, after we determine if "g" above is feasible.
  - i. Proposal from Randy Hinsely to install lighting under the gazebos. This should provide enough lighting to provide for night swimming. There will be 9 – 35 volt lights (low-voltage). The estimated cost is \$1127 for parts only. Randy Hinesly will install the lights at no cost to the association. We will not be able to tell if there is sufficient lighting for night swimming until the lights are installed. If additional lighting is required, it will be approximately \$42

each. **Motion by David to accept. Seconded by Mike Taylor. 7 Yeas. 0 Nays. Motion Passed. Open Item—Randy Hinesly. Will have done by the end of May.**

- j. Determine pool hours after lights are installed. **Open Item—Larry Crabtree/Randy Hinesly.**
- k. Proposal by Randy Hinesly to install a phone which only dials local number and 911 in the pool area. The phone cost is \$12.90 per month and according to the phone installer, once installed, if cancelled the phone must maintain ability to dial 911. **Motion by Randy Hinesly to install. Seconded by John Joyce with contingency to disconnect and have 911 service only. 3 Yeas. 4 Nays. Motion not passed.**
- l. The two lights in the pool need to be fixed and have increased lamination. **Open Item—Larry Crabtree will get a quote.**
- m. Lighting on the Lake Silver entrance needs to be explored. **Open Item—Mike Taylor will research cost of lighting both signs.**

7. Landscaping Committee: Bob Welcher

- a. Won't plant the landscaping in the Havenmist area, until volunteers have come forward to keep the plants watered.
- b. Need a subcommittee to review the cost of adding a sprinkler system to all the common areas. **Open Item: David Patriquin will get the committee together to review and determine pricing.**
- c. Common areas need to be mowed at least until the time the county takes over and then we will probably need to keep it up, since they will mow only 1-2 times per year. **Motion by Bob Welcher to add common areas to the lawn care contract. Cost of \$350 per month. Randy Hinesly seconded. 7 Yeas, 0 Nays.**
- d. An additional 15 bales of pine straw are needed. **Motion by Bob Welcher to purchase, 2<sup>nd</sup> by LeEllen Hale, 7 yeas, 0 nays.**

8. ARC Committee: Scott

- a. ARC has reviewed 4 requests and approved 3 of them, one was denied due to lack of info. Once again, it was stated that a phone number on the request would help the approval process.
- b. There are homes in the process of being built that have sidewalks not in compliance with the 2% grade required by the county. **Action Item—Scott Jones will send a letter to the home builders asking them to comply. Action Item—Randy Hinesly will contact Code Enforcement to discuss issuance of a Certificate of Occupancy when the sidewalks are not in compliance with county codes.**

9. Treasurer Update: Susan Sadler

- a. Need to re-invoice the 9 homeowners who have not paid their dues. **Open Item --Treasurer**
- b. Susan will be moving this summer. LaVerne Wichman volunteered. **LeEllen Hale motioned to have LaVerne take Susan's place effective 8 May. John Joyce seconded. 7 yeas 0 nays. LaVerne elected to the board for Susan's term.**

10. Floors open to the homeowners for discussion.

**Old Business:**

- 11. Review action item listing.
- 12. LeEllen Hale made motion to close the meeting. Seconded by David Patriquin.

Meeting was adjourned at 10:00 am.

Submitted By:

Approved By:

Leigh Williamson, Secretary

LeEllen Hale, President