

**Silver Oaks Phase II Home Owners Association
BOARD OF DIRECTORS MEETING**

6:30 p.m., July 19, 2011
Silver Oaks Swimming Pool

BOARD MEMBERS ATTENDING:

President: Chuck Mitchell
Vice President: Vacant
Treasurer: La Verne Wichman
Secretary: George Wallace
Pool Committee: Lisa Sellars
Welcoming Committee: Libby White
Architecture Review: Chuck Mitchell
Landscape Committee: Bob McKenzie
Yard-of-the-Month Committee: Vacant
Board Member at Large – Paul Wichman

Proceedings

- The meeting was called to order at 6:35 p.m. by Chuck Mitchell, Board President.
- The minutes from June 21, 2011 meeting were unanimously approved by the board without comment.

Treasurer's Report

- La Verne Wichman reported that the HOA currently has \$28,206.10 in our checking account. Additionally, there is \$3,265.72 in the escrow, which is in reserve for future HOA Havenmist Pond up-keep. Total balance is \$31,471.82.
- An update on the costs of the Havenmist Pond project showed expenditures so far of \$4,224.35.
- La Verne provided a projection of expenses through January 2012. The association is in its best financial position in several years.
- La Verne transmitted financial statements to Chuck Mitchell with copies for the Secretary as well.
- La Verne asked the board if we wanted to renew our membership in the Crestview Chamber of Commerce. After some discussion, Libby made the motion to continue our membership in the Chamber at the renewal fee of \$165. George seconded the motion. Vote was 6-0. Motion passed.
- La Verne brought up for discussion the mileage reimbursement rate and the need to place the mileage reimbursement rate into the Association By-Laws. The current IRS mileage reimbursement allowance is \$.55 a mile. This is what the association currently provides for mileage. La Verne stated that a tax person at the accountant's office stated that charities could not collect the 55 cents, but had to pay a lesser amount. George brought up the fact that the association is a not for profit corporation, not a charity, and according to the

Florida Law, reimbursement for expenses incurred by board members is reimbursable. Chuck said he would take the issues to his company's legal department and see if their opinion differs from the tax expert's.

Old Business

- ***Lake Silver Road Entrance Beautification and other Beautification Issues:*** Mac gave a report on his meeting with Kenny from K&R about improving the area at the Lake Silver Road entrance. For \$750 K&R will plant roses and other plants around the pillar area on each side of Equestrian Way and clean up the area around the Magnolia Trees behind the pillars. They will also repair the irrigation system and, make it in operating condition.
- Mac also talked to K&R about placing mulch in front of the pool fence on Saratoga and removing the muly grass and laying sod and further beautifying the remaining area around the pool. K&R will mulch the area in front of the Saratoga Drive entrance, remove the old landscaping along the remaining fence along the pool, mulch and maintain the Hawthorne bushes for a cost of \$1180.00, plus the cost of the mulch.
- Discussion among the board members agreed that \$1,930.00 for both projects was a good price. Libby made a motion to spend \$1,930.00 on the two projects. Lisa seconded the motion. Vote was 6-0. Motion passed.
- Paul Wichman and Bob McKenzie gave an update on the status of the Havenmist Pond project.
- Paul stated that the window of opportunity to dig up the cat tail in the pond area had passed with the large amount of rain we received over the past weekend.
- Paul stated the electrician had installed the 24 hour timer and repaired the lights at the Lake Silver Road entrance.
- Paul stated that the air conditioning unit has been installed in the pump room to protect the computer system used with the cameras and that Harris Security had issued the 2 year warranty on the equipment.
- Paul explained to the board and residents present what steps were being taken on the Havenmist Pond project. He noted the need to use clay possibly mixed with cement to fill in the several large craters and finish the areas with top soil and sod, rather than seed.

New Business

- Chuck brought up a neighborhood cleanup. Several of the items had already been accomplished, the cutting of the tree stump in the common area by Dave Patriquin's house and removal of the swing. The issue of boats being in driveways and yard upkeep are continuing problems. Chuck indicated he will address these issues in the next newsletter.
- The board again discussed a possible fine system be added to the By-Laws to assist the association in enforcing the covenants/by-laws. Chuck will

develop a draft fine schedule for presentation at next month's Annual Membership Meeting.

- Chuck Mitchell Annual Membership Meeting. All resident notifications have been mailed. George suggested Libby develop and send out emails on a continuing basis reminding everyone of the meeting so that we have the required turnout to make the election of board members legal in accordance with the Florida statutes. She agreed to do this. Chuck stated that news concerning the upcoming Annual Membership Meeting and board elections will be in the next newsletter.
- Chuck, as discussed at the June meeting, brought several samples of business cards to be looked at by the board and the favorite chosen. Chuck will make the cards from the favorite for the board members.

Committee Reports

- Pool Committee: Lisa Sellars - Nothing to report.
- Welcoming Committee: Libby White reporting several new residents during the month; Ron & Barbara Dale at 6112 Saddle Horse Lane; Paul and Amy Minnie at 6123 Saddle Horse Lane; John and Kyle Garcia at 2640 Paddock Circle; Darl and Melissa Diffie at 2692 Paddock Circle; Andt and Katie Riise at 6220 Shire Lane and Andy Contois at 6329 Havenmist Lane. Welcome to all!!
- Architectural Review Committee: Chuck Mitchell - no report
- Landscape Committee: Bob McKenzie - stated he will paint the flagpole at the pool for beautification purposes.
- Yard-of-the-Month Committee: George Wallace - Anthony and Sharon Fuentes at 6000 Appaloosa Way is the July Yard of the Month.

The next meeting is scheduled for August 16, 2011, 1900 hours (7:00 PM) at the swimming pool.

The meeting adjourned at 7:50 PM.