

HOA BOARD MEETING

Fairway Oaks Neighborhood Association Regular Board Minutes

Date: February 14, 2023 Wednesday

Guests: none

Meeting call to order: 7:04 pm by Vice President Al Peterson

Pledge of Allegiance: Al Peterson lead

Member roll call:

President: ~~Rick Stephenson~~

Vice President: AL Peterson

Secretary: Tanya Stephenson

Treasurer: Karen Crowe

Director: David Wolverton

Director: ~~Cris Ferguson~~

Director: Bill Stevens

Director: Annette Pellicano

Proof of notice: Tanya made motion to approve: Approved

Read and approval of minutes from previous meeting: Karen Crowe made a motion to approve: Approved

Officer Reports

- **President:** none
- **Treasurer:** Tanya Stephenson made motion to accept the Treasurer report: Approved
- **Vice President:** none

Committee Reports

- **Architectural:** Al Peterson made motion to accept 4 ARC requests: Approved

OLD BUSINESS

- Tanya Stephenson reminded Homeowners of meeting protocol.
- Al Peterson gave the bylaws update: we must have an "instrument" (which translates to notarize). All homeowners on the deed must sign and have it notarized. Karen Crowe and Al Peterson volunteered notary services to our homeowners.
- Discussion was called for on accepting the monument bids. Bill Stevens made the motion to postpone the vote to accept the two bids until equal work bids were received: Approved
- Karen Crowe made a motion that we get one more bid on monuments work by next meeting: Approved
- Fence power washing bids were discussed. Bill Stevens made the motion to vote to accept Riptides bid: Approved
- Tom Carroll gave an update on the Gulf Course land proposal.
 1. Hearings for the development is not on County books at this time.
 2. Jack Mariano will attend a board meeting if not held on a Tuesday.
 3. Original plans = the land must not be developed due to water run off.
 4. Homeowners should send emails to Jack Mariano to seal the tunnel under Little Rd between The Estates and Fairway Oaks Neighborhoods.

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5. Please attend the next Commissioner meeting: 10 am Tuesday February 24,2023.

- Al Peterson read the HOA lawyer's response pertaining to voting on accepting the land proposal. 100% of all homeowners must vote YES in order to accept the land proposal.
- Al Peterson reiterated the importance of voting for the bylaws change.

NEW BUSINESS

- Discussed setting up a Saturday in order to vote for the acceptance of the bylaws changes and to have them notarized. Karen Crowe will contact the Estates for a date. Once date is solid we will send out an email blast.
- Karen Crowe made a motion to change the regular March board meeting from Tuesday the 14th to Wednesday the 15th in order to accommodate Commissioner Jack Mariano: Approved
- David Wolverton made a motion to collect bids for retention ponds cleaned up: Approved
- New monument landscaping was tabled until the clean up and repairs are completed on the monuments.
- Tanya Stephenson made a motion to pass a resolution that states the HOA Homeowners will receive a 10 day grace period to pay dues before late fees are applied: Approved
- Some homeowners did not or cannot find the voting ballot for proposed bylaws changes. Took Homeowners information and will mail out new ballots.

OPEN TO THE FLOOR:(must have signed up, 3 min)

CONCLUSION:

- **Date and time of next meeting:**
April 11,2023
6:30 meet and greet
7:00 meeting
- **Time adjourned:** Karen Crowe moved to Adjourn meeting at 8:18 pm: Approved

| ACTION | ASSIGNED TO | DUE DATE |
|---|--------------------------|---------------------|
| Date for Saturday vote on bylaws | Karen Crowe | Asap |
| New ballots to homeowners | Tanya Stephenson | Asap |
| Community welcome committee | Annette Pellicano | Next meeting |
| 3 bids on monuments | Rick Stephenson | Next meeting |

HOA BOARD MEETING

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| 3 bids on retention ponds cleaned | Rick Stephenson | Next meeting |
| Website updated | Bill Stevens | Asap |
| Email blast for Sat vote | Tanya Stephenson | As soon as Date is selected |

NOTES: