BOARD OF DIRECTORS MEETING
SHADOW RUN HOMEOWNERS ASSOCIATION, INC.
MINUTES
March 15, 2010

I. *CALL TO ORDER*

Regular Board Meeting: Monday, March 15, 2010 called to order at 7:00 pm by David Leneberg, President, at the Riverview Library, 10509 Riverview Drive, Riverview, Florida.

II. *ROLL CALL* - Quorum Present

Members Present: Dave Develder, Richard Gibson, Rose Lynn Greene, Patricia Henry, Dave Leneberg, Janet Magnuson and Heather Stiller
Members Not Present: Mike Kappaz and Caryn Magherusan

III. *PREVIOUS MINUTES*

On **MOTION** by Dave Develder, duly seconded, and upon unanimous agreement, **the Board waived the reading of the minutes of the February 15, 2010 regular Board Meeting and approved the minutes as presented.**

IV. *REPORTS OF COMMITTEES*

01. Common Grounds: Richard Gibson updated the Board on the maintenance of common grounds, reporting that the irrigation clocks have been reset and a sign light at the western entrance will be replaced. Mr. Gibson also updated the Board on the recent damage to the east entrance monument as the result of a traffic accident. The Manager will pick up the accident report and file a claim with the driver's insurance. The repairs to the wall and pilaster are completed.

02. Newsletter/Events: Janet Magnuson updated the Board on Newsletter activities. A written report was provided. The April newsletter is in production. The deadline for submission for the June newsletter is May 14, 2010. The Easter egg hunt remains scheduled for 10:00 AM, Saturday, April 3. The Yard Sale dates are April 23 and 24. The Community Cleanup Day is May 1, 2010. Volunteers are needed for all the events.

04. Lake Restoration: Rose Lynn Greene updated the Board on the activities of the Lake Committee. A written report was provided. The Committee continues to obtain quotes for floating island removal. A lake treatment contractor is scheduled to visit later this week and provide an additional quote.

05. Finance: It was noted that a written February financial report was previously provided to Board members for review. A report by the Treasurer is forthcoming.

V. *MANAGEMENT REPORT*

01. **Collections:** Management updated the Board on collection matters.

02. **Open Deed Restriction Violations**: Management provided a listing of open deed restriction violations. The Board informed management of additional violations observed.

03 On -Going Legal Actions: Management reported that account signatory authorization requested by E*Trade has been forwarded by the HOA attorney to E*Trade. There is no update on the Burger matter.

VI. *ARCHITECTURAL APPLICATIONS*

The **Board** unanimously **approved the following ARC Applications**:

01. 11909 Shadow Run Extension of Driveway
02. 11202 Leprechaun Installation of Shed for Lawn Equipment
03. 12004 Shadow Run New Home Construction (subject to Board reviewing any complaints from adjacent owners regarding waiver for rear setback-Manager to notice the adjacent owners)

The **Board** unanimously **disapproved the following ARC Application**:

04. 12102 Timberlake New Addition to Home (Garage cannot face street)

VII. *UNFINISHED BUSINESS*

01. Sale of Lots: No progress to date, although the listing agent informed that was some interest. Dave Leneberg will meet with the Agent to discuss options.

02. **Website**: The Board still seeks a replacement contractor.

VIII. *NEW BUSINESS*

A **MOTION** by David Leneberg, duly seconded, to rent a larger storage facility to permit more organized storage was **disapproved** by a vote of one FOR (Leneberg) and six AGAINST (Develder, Gibson, Greene, Henry, Magnuson and Stiller).

IX. *ADJURNMENT*

There being no further business, the meeting was adjourned at 7:38 PM.

Approved by the Board on April 19, 2010