Shadow Run Homeowners' Association, Inc.
Board of Directors Meeting
Riverview Civic Center, 11020 Park Dr.
October 19th, 2015

I. Call to Order:Roll Call/ Quorum Established Absent: 0
Present: Helga Sanchez; David DeVelder; David Leneberg; Etienne (E T) Nortje; Dave Parker; James Petosky; Frank Weiri, Robert Hagin

Absent: Seymie Wilkerson

II. Approval of Last Month's Meeting Minutes 9.21.15

III. Committee Chairpersons Reports

a. Finance/Treasurers Report – H. Sanchez
Submitted in writing

b. Common Grounds – J. Petosky
Motion by J.Petosky to pay Brandon Electric to do wiring on east entrance to Shadow Run.
Seconded, Hagin; Passed unanimously

Motion by J. Petosky Motion made by Jim Petosky, seconded by David DeVelder challenging whether the Board has the authority to create a policy or rule, specifically The Deed Restriction Violation Notification Policy, which supersedes or conflicts with Shadow Run Covenants asking that the policy be sent to attorney for review/decision.

For: 1 James Petosky;
Against: Helga Sanchez; David DeVelder; David Leneberg; Etienne (E T) Nortje; Dave Parker; Frank Weiri, Robert Hagin

c. Management Co. Transition – D. Leneberg

d. SRHOA Website – D. DeVelder
Will have recommendation of two vendors at November meeting.

e. Trick or Treat Street – S. Wilkerson (refer to email sent on 10/14/15)

IV. Management Reports

a. Collections
Motion by David Leneberg to approve a Settlement Payment Plan Offer from 11204 Egret Nest. Second by Helga Sanchez. Passed unanimously.

b. Open Deed Restriction Violations

V. Unfinished Business

VI. New Business
   a. Amendment 34.1.6 (Refer to email sent 9/16/15)

VII. ARC – E. Nortje (*see final addendum)*
   a. 11302 Loch Lomond Dr. – Martin – Fence & Shed Installation
      Motion passed unanimously

   b. See final addendum

VIII. Property Owners – Agenda Items Only (3 minutes)

IX. Adjournment

X. Property Owners – Any Items (3 minutes)