Shadow Run Homeowners' Association, Inc.
Board of Directors Meeting Minutes

By Conference Call

May 18, 2020

Transcriptionist Note: Please note that the minutes as transcribed contain only motions and items requiring action by the Board of Directors. They do not contain discussion unless specifically requested to be made a part of the record.

I. CALL TO ORDER

Etienne "ET" Nortje called the Shadow Run Homeowners' Association, Inc. Board meeting to order at 7:02 PM on May 18, 2020, by conference call.

II. ROLL CALL – NOTICE OF MEETING

Directors Present:	Directors Absent:	Staff Present:
Etienne "ET" Nortje	Lee Alexander	Tanya Stewart
David Parker		
David DeVelder		
Helga Sanchez		
Jim Petosky		
Seymie Wilkerson		

Quorum was present.

The notice of meeting was posted as required by the documents and Florida statutes.

III. APPROVAL OF MINUTES

April 20, 2020 Meeting Minutes **Motion made** by David DeVelder to approve the minutes as submitted. 2nd by Seymie Wilkerson.
Motion Passed unanimous all in favor.

IV. ARC

REQUESTS

1. 11310 Donneymoor-Fence

Motion made by Helga Sanchez to approve the application as presented for fence.
2nd by Seymie Wilkerson.
Motion Passed unanimous all in favor

2. **11416 Donneymoor-Paint**
   Motion made by David DeVelder to approve the application as presented for paint.
   2nd by Jim Petosky.
   Motion Passed unanimous all in favor

3. **11416 Donneymoor-Roof**
   Motion made by Seymie Wilkerson to approve the application as presented for roof.
   2nd by Jim Petosky.
   Motion Passed unanimous all in favor.

4. **11416 Donneymoor-Pavers**
   Motion made by Jim Petosky to approve the application as presented for roof.
   2nd by Helga Sanchez.
   Motion Passed unanimous all in favor.

5. **12608 Lakehills-Roof**
   Motion made by Seymie Wilkerson to approve application as presented for roof.
   2nd by David DeVelder. (All tile must be replaced with metal. Roof cannot be mixed, with tile and metal.)
   Motion Passed 5 in favor. Jim Petosky opposed.

6. **11919 Shadow Run-Paint**
   Motion made by Helga Sanchez to approve the application as presented for paint.
   2nd by Jim Petosky.
   Motion Passed unanimous all in favor.

7. **11913 Sugarberry-Windows**
   Motion made by Helga Sanchez to approve application as presented for roof.
   2nd by Jim Petosky.
   Motion Passed unanimous all in favor.

8. **11302 Tralee-Roof**
   Motion made by Jim Petosky to approve the application as presented for roof.
   2nd by Helga Sanchez.
   Motion Passed unanimous all in favor.

9. **Lot 16**
   Motion made by Seymie Wilkerson to deny the application as presented for new home.
   2nd by Jim Petosky.
   Motion Passed All in favor to deny.

10. **Lot 23**
    Motion made by Seymie Wilkerson to deny the application as presented for new home.
    2nd by Jim Petosky.
    Motion Passed All in favor to deny.

V. COMMITTEE CHAIRPERSONS REPORTS

A. Finance / Treasurer – Helga Sanchez briefed the Board on her written report for April, copies are available on the web site.

B. Common Grounds/Newsletter/Welcome Committee/Social Committee-Seymie Wilkerson updated the Board about the graffiti on the dam.

VI. MANAGEMENT REPORT

Tanya Stewart briefed the Board on the Management Report and weekly visits for violations. She also explained the Annual Meeting was sceduled for June 15th 2020 if Board members are open to this and if county guidelines related to the COVID-19 would allow a meeting/gathering.

Board members with any specific violation concerns will email Tanya with details and she will check it on her next site visit.

VII. UNFINISHED BUSINESS

- NONE

VIII. NEW BUSINESS

- Golf Cart Community Designation-Etienne "ET" Nortje requested to contact the Attorney on cost to pursue re-zoning Shadow Run as a Golf Cart Community, with Board's Approval. After much discussion, the Board agreed to allow ET to contact the Board's Attorney.
- Ice Cream Social-Board suggested to get several estimates for hosting/spending funds on a neighborhood event, possibly in conjunction with local food truck vendors who have begun to offer food within the neighborhood (food trucks not sponsored by the Board nor the HOA).

IX. ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned at 8:25 P.M.

Respectfully submitted for the Secretary,
These minutes were approved on 15 June 2020

Signed Lee Alexander Printed Lee Alexander