

Shadow Run



Board of Directors Meeting Agenda

July 9, 2025 / 7pm

Riverview Public Library, Community Room A, 9951 Balm Riverview Road, Riverview

Zoom: Meeting ID: 848 3423 7073 Passcode: 451550 Dial in: 305-224-1968

1. **Call to Order**
2. **Roll Call / Establish Quorum**
3. **Approval of Meeting Minutes**
 - May 29, 2025
4. **Architectural Requests**
 - 12624 Lake Hills Drive – Entryway Pavers
 - 11205 Kerry Hills Court – Windows and Roof
 - 12918 Shadow Run Blvd. – Pool
5. **Monthly Updates/Reports:**
 - Finance/Treasurer
 - Common Grounds
 - Welcome
 - Social
 - Cameras
 - Dam
6. **Management Company**
 - Violations (In Board Packet)
 - Legal (Provided in Board Packet)
7. **Unfinished Business**
 - None
8. **New Business**
 - Account 5733 – Owner Request – Payment Due Date Extension to July 17th
 - Account 5562- Sellers Agent Request – Waiver of Partial Fee Amount to Facilitate Sale Transaction Involving HUD
 - Account 5687 – Owner Request – Board Discussion of Violations and Proposed Remediation Timeline
 - Discussion of Late Fee Date
9. **Next Meeting Date**
 - August 20, 2025 – Annual Meeting (Riverview Public Library)
10. **Property Owners**
 - Agenda Items Only (3 Minutes Per Parcel Owner)
11. **Adjournment**