



# SLOA



## *Board Meeting – April 21, 2016*

### BOARD MEMBERS PRESENT:

James Mann, President  
Karen Howerton, Treasurer  
Rodney Melvin, Director

Rick Mathisen, Vice-President  
Rick Wilson, Director

### MEETING LOCATION: Karen Howerton's Home

The meeting was called to order at 6:05 PM. All board members present with exception of Dora Powell, Secretary.

MINUTES: Minutes from previous meeting were approved via email prior to this meeting.

TREASURER'S REPORT: There was no Treasurer's Report presented except for unpaid assessments due to time constraints.

### Unpaid Assessments

Unpaid Assessments (1 year) – 15 homeowners - Liens will be filed unless payment is received.

Unpaid Late Fee – 3 homeowners

Partial Payments - 2 homeowners

Unpaid Assessments (3 years) - Still are pending collection by attorney.

### **OLD BUSINESS**

BOAT LANDING IMPROVEMENTS: We have followed up with the surveyor regarding the survey of the boat dock. No improvements to the launch area can be done pending completion of the survey.

FENCE AT SWEETWATER COMMON AREA: Followup with surveyor has also been done regarding this issue. The completion of fencing at this area cannot be accomplished until the survey is completed.

### CULVERT COVER ERIN POND ROAD

Should be accomplished within the next two weeks.

FENCING WEST END OF JUNIPER ROAD: Bids will be taken to extend the fencing to prohibit four wheelers from entering at the west end of Juniper. The Association already

has the fencing material as it was saved when HHH Construction removed part of our fence which was on their property.

CATFISH SEASON: Catfish season is open. The signs have been removed regarding the catch and release policy for catfish.

DOCKS/PIERS IN DISREPAIR: The Board has done some repairs to the dock area, and it was determined that it was structurally sound. In the past, dock was pressured washed with non slip strips installed but it did not last. The Board has indicated that non skid paint should be applied after pressure washing has been done. The Board will check to see if this can be done in the near future.

## **NEW BUSINESS**

FENCING SEMINOLE LANDING ENTRANCES: The Board agreed that based upon comments received that it would enhance the neighborhood if all three entrances were fenced in a similar manner. Since this is a capital improvement project, James indicated that he would price the fencing and ask for bids for the installation.

LIVESTOCK AND POULTRY IN SUBDIVISION: The Board has received several reports that a homeowner in the neighborhood is raising chickens. Since the covenants state that no animals, livestock or poultry of any kind shall be kept or maintained on any lot except for dogs, cats and other household pets which may be kept provided they are licensed. A letter will be sent to the owner notifying them of the prohibition of poultry in the neighborhood.

ROAD ISSUE: Based upon information received, the Board is doing research to find the documents which support the legal ownership of our roads as we do not have copies of the deeds which show how and if NAVONOD deeded our roads to us. Once this information is obtained and depending on how these documents are worded, there may be an issue which will need to be addressed by our attorney.

DONOVAN CIRCLE CULVERT: The Board has determined that the clogged culvert under Donovan Circle should be replaced as water washes onto the road every time it rains. Bids have been obtained, and this work should be accomplished in the near future depending on the schedule of the contractor.

ADJOURNMENT: A motion was made to adjourn the meeting. The motion carried and the meeting adjourned at approximately 6:55 PM.