

Hickory Hill Community Homeowners' Association

June 11, 2024

Hickory Hill Community Homeowners Association Meeting

Tuesday, June 11, 2024

Seffner United Methodist Church

1310 S Kingsway Rd, Seffner, FL 33584

Board Members Present

Marjie Boyd
Rudy Pein
Cheryl Bodden
Lisa Cooper
Eddie Aikins
Bill Kruppa
Rhonda Mitchell

Board Members Absent

Mike Bolen
Jay Belcher

1. Call to Order:

- The HOA Board meeting was called to order on June 11, 2024, by Eddie Aikins, President, at 7:36 PM at Seffner UMC, 1310 S. Kingsway Rd., Seffner, FL 33584.

2. Minutes:

- May 14, 2024, minutes were accepted as presented.

3. Treasurer's Report:

- June 11, 2024 Treasurer's report was accepted as presented.

4. Secretary's Report:

- No items to report.

5. By Law Committee Chair's Report:

- Final report was signed. Signed document will be scanned and posted on website.




6. Old Business:

a. Previously Reported Violations- Pending Litigation

506 Finger Lakes- Boat. See picture documentation 5/7/24. Boat was removed temporarily but is now back in the driveway. HOA received a letter this past month from a homeowner complaining about the boat, asking why nothing has been done about the violation. The Board replied to the complaining homeowner stating all due process was being followed with the violation.

Included in the response was the fact that the deed restrictions allow for the complaining homeowner to act themselves by filing a complaint against the non-compliant without the Board interceding.

- b. **Previously Reported Violations- Pending Litigation**
508 Finger Lakes- RV, Commercial Vehicle, Large Metal Shed- Pending Litigation. See picture documentation 5/7/24. RV was removed temporarily but was back in the driveway. It has since been removed.
- c. **Sidewalks-** Several sidewalks in the neighborhood are either broken, raised, or both. The county was contacted after the May 2024 HOA meeting and was seen in the neighborhood addressing some of the safety concerns. When contacting the county, board members were made aware of a program that will allow an outside contractor to fix the sidewalks and then submit the invoice to the county. This process will require preapproval. Board member, Marjie Boyd, will inquire about the details on this program and report to the board next month.
- d. **Lawsuit filed for 602 Penn National Road** was heard on February 1, 2024. The judge ruled in favor of the HOA. Final judgment on 3/6/24 stated both the outbuilding and the fence must be brought into compliance. A motion was made to file a lien against the property for reimbursement of costs incurred from the lawsuit. On March 11, 2024, a notice of plaintiff motion for award of attorney fees was filed. Decision pending.
- e. **Summary of Violations**

Address		Reported Date	Violation	Action Taken	Action Date	Picture Documentation	6/11/24
604	Penn National	4/9/24	Car parked on grass	First letter	4/23/24		Car continues to be parked on grass. Second letter will be sent certified mail.
506	Finger Lakes	8/9/2022	Boat	Due process followed, pending litigation			Pending litigation
508	Finger Lakes	8/9/2022	RV, large shed	Due process followed, pending litigation			Pending litigation

7. New Business:

- 523 Gay Road- Cars are parked on the grass. It was reported that the occupants are renting the house. Board member will contact the occupants to make them aware parking cars on the grass is a deed restriction violation. If the violation continues, a letter of notification will be sent to the owner on record of the house.

8. Members at Large:

- Nothing to report from members at large present at meeting.

9. Adjournment:

- With no further items to discuss, the meeting was adjourned at 8:12 PM.

10. Next Meeting:

- The next meeting is scheduled for July 9, 2024, 7:30 PM at Seffner UMC Church, at 1310 S Kingsway Rd, Seffner, FL 33584.