Shoal River Homeowners' Assoc.

Sept 14 2015

Agenda

Call to Order Ken Honaker VP

Roll Call/Member Quorum

Secretary's Report: (Ruth Labhart)

Treasurer's Report: (Andrea Blum)

Committee Reports:

Architectural Review (Ken Honaker)

Compliance/Complaint (Ian Weaver)

Curbs, Roads, Landscaping, Grounds, Lights

Nominating (Gary Pangle/Ruth Labhart)

Web Site (Ian Weaver)

Old Business

a) Lakes and Dams updated

New Business

Homeowner Questions/Feedback

Shoal River Homeowners' Assoc.

Sept 14 2015

Agenda

Call to Order Ken Honaker VP

Roll Call/Member Quorum

Secretary's Report: (Ruth Labhart)

Treasurer's Report: (Andrea Blum)

Committee Reports:

Architectural Review (Ken Honaker)

Compliance/Complaint (Ian Weaver)

Curbs, Roads, Landscaping, Grounds, Lights

Nominating (Gary Pangle/Ruth Labhart)

Web Site (Ian Weaver)

Old Business

a) Lakes and Dams updated

New Business

Homeowner Questions/Feedback

Shoal River Homeowners' Assoc.

Sept 14 2015

Agenda

Call to Order Ken Honaker VP

Roll Call/Member Quorum

Secretary's Report: (Ruth Labhart)

Treasurer's Report: (Andrea Blum)

Committee Reports:

Architectural Review (Ken Honaker)

Compliance/Complaint (Ian Weaver)

Curbs, Roads, Landscaping, Grounds, Lights

Nominating (Gary Pangle/Ruth Labhart)

Web Site (Ian Weaver)

Old Business

a) Lakes and Dams updated

New Business

Homeowner Questions/Feedback

Shoal River Homeowners' Assoc.

Sept 14 2015

Agenda

Call to Order Ken Honaker VP

Roll Call/Member Quorum

Secretary's Report: (Ruth Labhart)

Treasurer's Report: (Andrea Blum)

Committee Reports:

Architectural Review (Ken Honaker)

Compliance/Complaint (Ian Weaver)

Curbs, Roads, Landscaping, Grounds, Lights

Nominating (Gary Pangle/Ruth Labhart)

Web Site (Ian Weaver)

Old Business

a) Lakes and Dams updated

New Business

Homeowner Questions/Feedback

Profit/Loss

July 1 thru Aug 31
and
Jan 1 thru Aug 31 (YTD)

Proposed budget

	Budget worksheet				
Expenses		12/31/14 YTD	8/31/15 YTD ????	Budget 2015	Budget 2016 ?
			ESTIMATES		
	Gulf Power	$9,953.19	$6,600.00	$12,000.00	$12,000.00
	Landscaping	$6,650.00	$4,125.00	$10,000.00	$10,000.00
	Lawyer	$192.50	$0.00	$5,000.00	$5,000.00
	Insurance (D&O and fidelity)	$2,159.00	$1,576.00	$3,500.00	$1,700.00
	Meeting Room		$900.00	$350.00	$350.00
	Social			$100.00	$100.00
	Accounting and Legal			$665.00	$665.00
	Printing	$110.36		$500.00	$500.00
	Postage	$319.80	$101.00	$450.00	$450.00
	Web Site	$12.42	$12.42	$25.00	$25.00
	Service Fee	$533.37	$5.00		$100.00
	Misc/Office Supplies	$383.57		$200.00	$200.00
	Taxes and fees	$61.25	$61.25		$100.00
	Lakes and Dams	$6,500.00	$166,840.50	$36,000.00	$37,600.00
	TOTAL			$68,790.00	$68,790.00
	yearly assessment (155 properties)			$445.00	$445.00
	Note: the plan was to keep the assessment at $445 for 5 years max.				

Overdue Assessments

8/31/15 – Attorney to apply lien to 6 homes. 45 day notice.

- highest overdue property paid (>$3000) via foreclosure
- Approx $2400 remaining
- Attorney still needs to follow thru on lien
    - need to confirm latest status via treasurer

Shoal River Homeowners' Assoc.

Sept 14 2015

Agenda

Call to Order Ken Honaker VP

Roll Call/Member Quorum

Secretary's Report: (Ruth Labhart)

Treasurer's Report: (Andrea Blum)

Committee Reports:

Architectural Review (Ken Honaker)

Compliance/Complaint (Ian Weaver)

Curbs, Roads, Landscaping, Grounds, Lights

Nominating (Gary Pangle/Ruth Labhart)

Web Site (Ian Weaver)

Old Business

a) Lakes and Dams updated

New Business

Homeowner Questions/Feedback

Architectural Review Committee

1)

Shoal River Homeowners' Assoc.

Sept 14 2015

Agenda

Call to Order Ken Honaker VP

Roll Call/Member Quorum

Secretary's Report: (Ruth Labhart)

Treasurer's Report: (Andrea Blum)

Committee Reports:

Architectural Review (Ken Honaker)

Compliance/Complaint (Ian Weaver)

Curbs, Roads, Landscaping, Grounds, Lights

Nominating (Gary Pangle/Ruth Labhart)

Web Site (Ian Weaver)

Old Business

a) Lakes and Dams updated

New Business

Homeowner Questions/Feedback

Compliance

1) N/A

Shoal River Homeowners' Assoc.

Sept 14 2015

Agenda

Call to Order Ken Honaker VP

Roll Call/Member Quorum

Secretary's Report: (Ruth Labhart)

Treasurer's Report: (Andrea Blum)

Committee Reports:

Architectural Review (Ken Honaker)

Compliance/Complaint (Ian Weaver)

Curbs, Roads, Landscaping, Grounds, Lights

Nominating (Gary Pangle/Ruth Labhart)

Web Site (Ian Weaver)

Old Business

a) Lakes and Dams updated

New Business

Homeowner Questions/Feedback

Landscaping

1) Landscaper for next year? Stay the same or re-bid?

Shoal River Homeowners' Assoc.

Sept 14 2015

Agenda

Call to Order Ken Honaker VP

Roll Call/Member Quorum

Secretary's Report: (Ruth Labhart)

Treasurer's Report: (Andrea Blum)

Committee Reports:

Architectural Review (Ken Honaker)

Compliance/Complaint (Ian Weaver)

Curbs, Roads, Landscaping, Grounds, Lights

Nominating (Gary Pangle/Ruth Labhart)

Web Site (Ian Weaver)

Old Business

a) Lakes and Dams updated

New Business

Homeowner Questions/Feedback

Nominating

1) We will need new Treasurer ASAP

Shoal River Homeowners' Assoc.

Sept 14 2015

Agenda

Call to Order Ken Honaker VP

Roll Call/Member Quorum

Secretary's Report: (Ruth Labhart)

Treasurer's Report: (Andrea Blum)

Committee Reports:

Architectural Review (Ken Honaker)

Compliance/Complaint (Ian Weaver)

Curbs, Roads, Landscaping, Grounds, Lights

Nominating (Gary Pangle/Ruth Labhart)

Web Site (Ian Weaver)

Old Business

a) Lakes and Dams updated

New Business

Homeowner Questions/Feedback

Web Site

1) Implement Paypal button to allow credit card payment option?

Paypal credit card fees:
2.9% + 0.30

Therefore for $445 assessment the fees are :
$12.905 + 0.30 = $13.205 = $13.21
Assume $13.00

For homeowner to pay by
credit/debit card = $458.00

Shoal River Homeowners' Association

Crestview, Florida



Home Covenants Forms Maps Minutes Articles Links Contacts Pay

SAMPLE WEB PAGE (Pay)

Pay with credit/debit card
(convenience fee included)

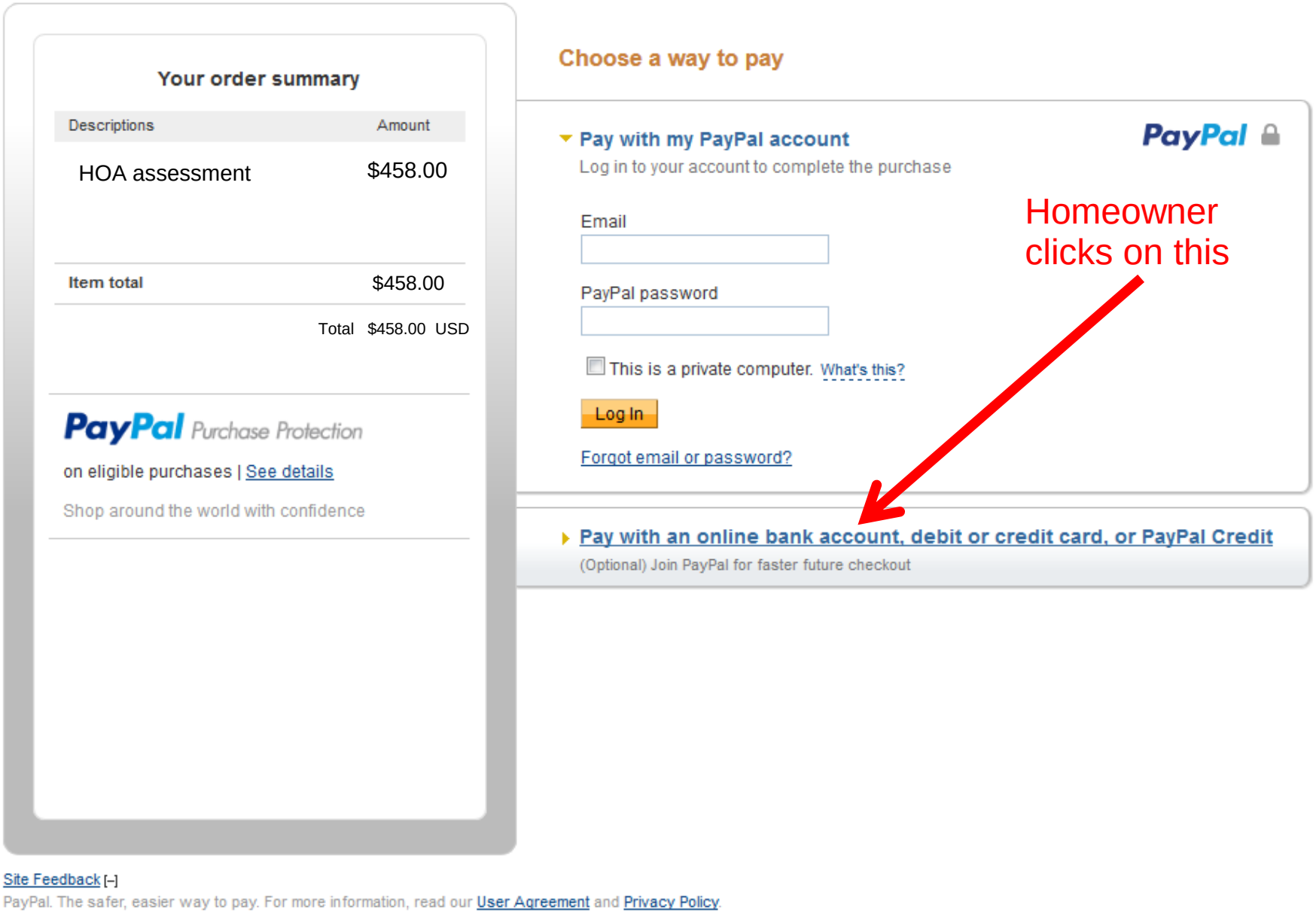
$458

PayPal™ Pay Now

VISA MasterCard DISCOVER AMERICAN EXPRESS

Homeowner clicks on this

SHOAL_RIVER_HOA



Paypal option

1) Homeowner can still pay by cheque ($445)
2) Another option is to have two buttons:
    1) One button only for paying with credit card
    2) One button only for paying with paypal account/bank transfer (no convenience fee)

Shoal River Homeowners' Assoc.

Sept 14 2015

Agenda

Call to Order Ken Honaker VP

Roll Call/Member Quorum

Secretary's Report: (Ruth Labhart)

Treasurer's Report: (Andrea Blum)

Committee Reports:

Architectural Review (Ken Honaker)

Compliance/Complaint (Ian Weaver)

Curbs, Roads, Landscaping, Grounds, Lights

Nominating (Gary Pangle/Ruth Labhart)

Web Site (Ian Weaver)

Old Business

a) Lakes and Dams updated

New Business

Homeowner Questions/Feedback

Skyline Circle Dam

1) Contractor paid in full ($61,350). Repair complete.

Shoal River Homeowners' Assoc.

Sept 14 2015

Agenda

Call to Order Ken Honaker VP

Roll Call/Member Quorum

Secretary's Report: (Ruth Labhart)

Treasurer's Report: (Andrea Blum)

Committee Reports:

Architectural Review (Ken Honaker)

Compliance/Complaint (Ian Weaver)

Curbs, Roads, Landscaping, Grounds, Lights

Nominating (Gary Pangle/Ruth Labhart)

Web Site (Ian Weaver)

Old Business

a) Lakes and Dams updated



New Business

Homeowner Questions/Feedback

New Business

1) Anyone want a garden hose? FOUR 100’ ¾” hoses



New Business

1) Anyone want a garden hose? ONE 50’ 5/8” hose



New Business

1) Anyone want a garden hose? TWO light duty hoses



Homeowner Questions/Feedback

Backup