

SHOAL RIVER HOMEOWNER'S ASSOCIATION
BI-MONTHLY MEETING MINUTES
January 7, 2019
www.shoalriverhoa.com

CALL TO ORDER/ROLL CALL:

1. The Bi-Monthly meeting for the Shoal River Homeowner's Board of Directors was called to order by Ian Weaver, President, January 7, 2019 at 6:30 PM at Live Oak Baptist Church.

2. The following board members were present:

Ian Weaver, President
John Reno, Vice President
Ruth Labhart, Secretary
Sterling Magby, Director (phone)
Sandra Burden, Director
Naomi Simmons, Director

3. The following board member was absent:

Joe Sanchez, Treasurer

4. There were 14 homeowners present.

ELECTION OF BOARD MEMBERS TO COMMITTEES:

1. Architectural Review:

Sandra Burden
Sterling Magby
Naomi Simmons

2. Compliance/Complaint

Ian Weaver

3. Curbs, Roads and Landscaping

Ian Weaver

4. Nominating

Ruth Labhart
Sterling Magby

5. Web Site

Ian Weaver

John Reno made a motion to accept these committees. Naomi Simmons seconded the motion and the board approved.

SECRETARY'S REPORT The minutes of the November 11, 2018 Annual Meeting were reviewed. After review, Ian made a motion to accept the minutes as submitted. John Reno seconded the motion and they were approved by the board.

TREASURER'S REPORT: Ian reviewed our finances for last year, then reported:

1. Current balance in our checking account is \$33,209.33
2. Balance in the Money Market Account is \$92,165.19
3. Ian also stated there are no overdue assessments for 2018.

COMMITTEE REPORTS:

1. **Architectural Review** Sandra Burden reported there were two requests for a fence. One was approved and one was withdrawn.
2. **Compliance/Complaint:** Ian reported there were no complaints submitted.
3. **Curbs, Roads and Landscaping:** Ian reported there was a request for additional lighting at Skyline and Lovegrass. John Reno reported the light had been fixed with a brighter light. After discussion, Ian will check into putting up another light and putting solar lights on signs.
4. **Nominating:** No report
5. **Web Site:** Ian stated

OLD BUSINESS:

Ian gave an update on payment of assessments on line. He further stated anyone wishing to do so must provide an e-mail address to Ruth Labhart, Ian Weaver or Joe Sanchez.

NEW BUSINESS:

1. In regards to the new development in our area, Ian met on December 13, 2018 with our Attorney and Okaloosa Planner. The Timberline Drive development application process was discussed and the process is as follows:
 - a. Application submitted to County
 - b. County has 45 days to review (complete on December 14, 2018)
 - c. Developer responds
 - d. County will repost sign to invite public input – WHITE SIGNS!
2. Following are two County issues with the Timberline Drive development:
 - a. Must specifically define wetlands
 - b. Provide engineering analysis to support drainage into lakes and dams
3. In a conversation with Cindy Chan on December 18, 2018, the following items were discussed:

- a. Desire to have Timberline development part of SRHOA
- b. Desiring SRHOA to take possession of lakes/dams.
- c. Willing to work on easement issue

4. On January 9, 2019 Cal Lord will attend an Okaloosa County Board of Adjustments meeting. Once the plan is exhibited, homeowner's with objections can express their problem – this is after the White Sign goes up.

5. Ian made a motion to adjourn the meeting at 7:30 pm. John Reno seconded the motion and it was approved by the board.

6. The next scheduled meeting will be Monday, March 11, 2019 at 6:30 pm at Live Oak Baptist Church, Building D, Rooms 3-4.

Ruth Labhart, Secretary
Shoal River Homeowners' Association