

Rio Villa North Homeowners' Association
Board of Directors Meeting
April 21, 2022

Attendees: Stephen Pullin, Matt Capuano, Monique Vega, Nick Frazier

Absent: n/a

Call to Order – The meeting was called to order at 6:05p.m.

The minutes of the March meeting were reviewed. Matt Capuano made a motion to approve the minutes; Stephen Pullin seconded; all in favor, motion carried. The treasurer's report for the month of March was reviewed.

Architectural Control Committee (ACC) – Deb McGowan

1. 03/15 - Stanberry - 524 Veracruz Blvd. - request to extend fence on East side of house to accommodate RV storage - approved.
2. 03/20 - Kania - 560 Veracruz Blvd. - request to paint exterior stucco creamy tan - approved.
3. 03/26 - Judson - 536 Veracruz Blvd. - request to replace windows - approved.
4. 04/21 - Harlander - 482 Veracruz Blvd. - dumpster in driveway for interior remodel - for information only.

Stephen called an executive session to discuss the issue of the resident with a noncompliant shed. The board was in executive session from 6:19 to 6:29pm.

Old Business

1. AT&T Cable Issue: Contractors to make sure they continue to repair anything they damage. Two weeks after they complete laying cable they should return to lay sod.

New Business

1. Board Resignations
 - a. 1 Deb McGowan - effective 03/28
 - b. 2 Stephen Pullin - June
2. Future Projects
 - a. US Lawns to replace sod in dead grass areas at US Lawn's expense.
 - b. Perform maintenance on pond aerator compressor.
 - c. Trim oak tree and Robilinis at entrance.
 - d. Stain and seal gazebo.
 - e. Repaint entrance sign.
 - f. Quarterly newsletter.
 - g. Repair lights and electric box on north side of entrance.
 - h. Retention pond bank repair.
 - i. Get City of Melbourne to repair drainage ditch along retention pond fence.
 - j. Get estimate on brick wall repair.

Violations

Upcoming HOA meeting: 5:30 p.m. Tuesday, May 10, 2022 on Zoom.

Adjourn – The meeting was adjourned at 6:40 p.m.