

FLORA RIDGE NORTH HOA, INC.
BOARD OF DIRECTORS MEETING MINUTES

September 27, 2022 Postponed to October 4, 2022 due to Hurricane Ian

7:00 PM

Heron's Landing Pool

Organizational Meeting MINUTES

- **CALL TO ORDER & DETERMINATION OF QUORUM**

- **Establish a quorum** - Nancy Adams, Mark von Gerichten and Marjorie Hardy were present. Anais Serrano of Leland Management was also present.
- **Call to order** – Nancy called the meeting to order at 7:07PM.

- **PROOF OF NOTICE OF MEETING**

- Notice was posted at least 48 hours in advanced as required.

- **CONSENT AGENDA**

- **Meeting Minutes Approval** August 23, 2022
- **Financial Report**
- **Manager's Report**

Mark made a motion to accept the consent agenda, Nancy seconded the motion, all were in favor, motion carried.

- **OPEN FORUM FOR HOMEOWNERS**

Time will be provided for homeowners to voice their concerns (limited to five (5) minutes per person). Items that are raised at the "Open Forum" may need more research, so all items may not be addressed at the time of "Open Forum", but a response will be provided prior to the next Board Meeting or the item will be put on the agenda for a future meeting.

- Owner of 2728 Cranes Cove presented a county permit and discussed his front patio extension that was completed without board approval.
- Owner discussed his commercial vehicle violation and advised that he has removed the racks from his can to comply with the rules.

- **COMMITTEE REPORTS**

- **ARB Report** – ARB Committee met on Tuesday, September 20. There were four owners present. Four applications were reviewed. Applications reviewed for Roof, Exterior painting, Driveway Extension, and Paver installation on side of Driveway. Two applications approved and two disapproved.
- **Areas of Concern** – Cleaning the front pond, possible debris and trash that can potentially cause draining issues.
- **Pool Committee** –
- **Landscaping** – Removal of Oak tree and two wax myrtles on common areas was completed.

- **UNFINISHED BUSINESS**

- **NEW BUSINESS**

- **Fountain Maintenance Proposal:** The board agreed on Solitudes Lake proposal of \$6,280.70, proposal signed by Mark Von Gerichten.
- **LED Pool Lights and Skimmer Proposals:** The board agreed on Spies proposals of \$2,795.00 for Cranes Pool and \$2,895.00 for Heron's pool. Both proposals signed by Nancy Adams.

- **NEXT MEETING DATE**
October 25, 2022

- **ADJOURNMENT**

Nancy made a motion to adjourn the meeting at 8:55 PM, Mark seconded the motion, all were in favor, meeting adjourned.