RBOA August 2025 MEETING

13 August, 2025, 6:30 PM, Niceville City Hall

DIRECTORS:

Joseph Bradley, President	Amber McCormack, Vice President
Wendy Oleen, Secretary/Treasurer	Chad Fuentes, Compliance
Ben Ward, Architectural Control	Rusty Ravenhorst, Maintenance

Members are asked to inform the board president if unable to attend. Five members must be present to constitute a quorum.

AGENDA

WELCOME/CALL TO ORDER

PREVIOUS MEETING MINUTES

- Vote to APPROVE/DISAPPROVE minutes from last Board meeting

FINANCIAL/BUDGET

- Review monthly financial report.
- Home sales report and estoppel fees.
- Other items addressed.

ARCHITECTURAL CONTROL

- Brief any approvals of the last month.
- Architectural Review Committee guidelines discussion.
- Other items addressed.

COMPLIANCE

- Compliance update from Burg for July inspections

- Compliance committee voting in New Business

MAINTENANCE/PROJECTS

- Lake Amick water level
- Lake Henderson Dam inspection update for the record.
- Gators in the area - update (ICW CC)
- Irrigation systems - Ruckle/College, Lake Henderson dam
- Exterior lights at Ruckle/College repaired
- Property owners adjacent to golf course
- Update on any gator/wildlife issues

OLD BUSINESS

- Governing documents consolidation

NEW BUSINESS

- Compliance Committee voting (the committee responsible for voting fines). John Sekas, Skip Miller, potentially a third.
- Repair Lake Henderson Dam irrigation (Pump) and clear vegetation on back slope
- Dam engineer for hurricane protocol and certification. (decision or more research)
- no poop signage (Lake Way/Ruckel per property owner request)
- slow down signage on Lake Way (per property owner's request)
- Water monitoring app from city of Niceville
- Synovus Bank CD matures on 8/13/2025 (will auto renew for 179 days if not contacted within 10 days)

OPEN DISCUSSION

CLOSING OF MEETING

- Motion and Second to Adjourn

NEXT meeting scheduled for September 10th at Niceville City Hall