

Spring Lake Homeowners Association

Board of Directors Meeting

November 18, 2015

Shelley Kuroghlian called the meeting to order at 7:07 PM.

Directors present: Koren DeRusso, Shelley Kuroghlian, Tim Bishop, Geoff Barnes, and Phil Kolettis from Ameritech. Absent: Jack Russell, Michael Andre, Mary Lou Quinn

President's Report:

None

Secretary Report:

October minutes presented by Koren DeRusso. Motion to approve by Geoff Barnes; 2nd by Tim Bishop. Approved, with one change, unanimously.

Treasurer's Report:

Michael Andre was absent, but provided Board with the report for month ending October:

Total Income: \$12782.68

Total Expenses: \$6360.25

Cash on Hand: \$69973.94

Total in Delinquent HOA fees: \$4744.41 (\$3492.41 over 90 days, most of which has been sent for attorney to collect)

Motion to approve by Shelley Kuroghlian; 2nd by Koren DeRusso. Approved unanimously.

Architectural Committee:

No new requests. It was noted by Tim Bishop that some homeowners are making changes to their property, without submitting an Architectural Request. We need to refer these properties to the City of Clearwater code enforcement dept., if their unapproved changes violate City code.

Management Company Report:

Delinquency Status:

2 Attorney Letters sent

35 Violation letters sent

Lot#66, 2222Springrain has ignored multiple violation warning letters on non-compliance with their yard and trash can. Fines will now begin.

Lot#31, 2221 Springrain has accumulated a \$2000 fine and has been referred to attorney for collection.

Lot#73, 1857 Springwood Circle S has non-compliant yard, and letter needs to be sent.

Lot#161, 2233Springwood Circle W has been sent a letter by City of Clearwater Code Dept. They must remove ALL pine needles from their property immediately, as it is a health issue.

Old Business:

Bob Hugenschmidt presented the final plans for correcting the lake erosion issue. The 2 plans are: 1) 2' (Form and Pour) Retaining Wall OR 2) Geo Web. On Tuesday, 11/24, there will be an on-site pre-bid meeting with 3 companies. Bids on both projects will be due by 12/2 by 5pm. Then, final decision on company and cost of project will be decided by the Board. Also, Phil will get bids on two types of a new perimeter/common areas fence from 2-3 companies. Motion to move forward with these plans by Shelley Kuroghlian; 2nd by Koren DeRusso. Approved unanimously.

Homeowner Input:

Marilyn Barmore, Lot#143, 1850 Springwood Circle S moved into her home in July, after doing extensive renovations on the interior. She has asked for some time to get her front yard in compliance. She agreed to remove the rocks and put down mulch with a border for now.

Motion to adjourn meeting at 9:02 PM by Koren DeRusso; 2nd by Geoff Barnes.

NEXT BOARD MEETING: WEDNESDAY, December16 @ 7 PM AT THE CLUBHOUSE.

Respectfully Submitted,

Koren DeRusso

Secretary of the Spring Lake HOA

Minutes subject to approval

