

RHODEN HILL HOMEOWNERS ASSOCIATION
MINUTES OF THE BOARD MEETING
March 15, 2022

The meeting was held by videoconference on Zoom and was called to order at 1:32 p.m. A quorum was established with Board members Margaret Mooney, Craig Waters and Frank Simons in attendance.

Approval of prior meeting minutes: The minutes from the January 25th annual meeting and February 4th Board meeting were reviewed.

Motion to approve the minutes: Craig Waters
Second: Frank Simons
Vote: All in favor

Financial report: The financial report as of February 28th was reviewed and the architectural review fees still to be paid were discussed. The Board requested a list of the remaining six. The authorized signer on the account was discussed and options suggested including requiring a second signer for expenses over a certain amount or for extraordinary expenses. It was decided that any expenses other than ordinary expenses for management, lawn care, utilities and the gate phone would require a second signature and it was requested copies of the bank statements be sent to the Board.

Establish Landscape Committee: A question was raised on the authority of the Committee and it was suggested that the enforcement section be removed. The reason for forming the Committee was discussed with the idea being to get more people involved and spread out the duties so they were not concentrated in the Board.

Motion to accept the charter with responsibility #2 removed and form the Landscape Committee: Frank Simons
Second: Craig Waters
Vote: All in favor

Establish Conservancy Committee:

Motion to accept the charter and form the Conservancy Committee: Margaret Mooney
Second: Craig Waters
Vote: All in favor

Architectural review process & review of solar panel requests: The review process was discussed and two requests to install solar panels were received from owners. It was noted that the approval for installation of solar panels was regulated by FL Statutes.

Motion to accept the solar panel requests for 3653 Rhoden Hill Way and 3637 Rhoden Hill Way: Frank Simons
Second: Margaret Mooney
Vote: All in favor

Holding pond plantings: Three magnolia trees and two bushes were planted around the holding pond. The other plantings were on hold while the irrigation and mowing access for the holding pond were being checked.

Other Business: The road reserve numbers were being worked on as well as the MetroNet agreement. There was not an update on the controlled burn and it was suggested the Conservancy Committee investigate and give an update. The possibility of emailing invoices was discussed.

Meeting adjourned at 2:23 p.m.