

**RIVER GROVE HOMEOWNER'S ASSOCIATION  
MEETING MINUTES**

**Date:** August 30, 2004

**Location:** Space Coast Board of Realtors

*This document contains a summary of information discussed at above referenced meeting and does not imply information is verbatim.*

**Call to Order:** 7:00PM

**1. Roll Call:**

**Board Members Present:** Karen Zifcak, Ron McKee, Scott Ervin, Barbara Meyer, Charlie Raymond, Russell Jamieson

**Board Members Absent:** none

**2. Pledge/Invocation** – led by Ron McKee

**3. Reading of May 11, 2004 Minutes** – deferred. Minutes from June 29<sup>th</sup> were reviewed by each Board Member and passed unanimously by Board Members present. Minutes posted to River Grove website.

**4. New Business:**

- a. **Presentation from Property Management Companies** - Sandy Bean from BP Davis presented an overview of the services offered by her company. After an open discussion with homeowners present, the Board will outline a list of services that could be performed by a property management company. This list will be presented to property management companies for price quotes. Upon receipt of information, the Board will present the data and recommendation to the community for review and approval.
- b. **Election of President** – With the resignation of Dave Ervin, the position of President was open. Barbara Meyer volunteered to assume this role. Scott made motion/Charlie seconded/passed by a majority of Board members
- c. **Maintenance of Common Area Property** – Board discussed the option of hiring a handyman to perform maintenance of common area property. Many homeowners present offered to assist with the maintenance of common area property; therefore, a maintenance committee was formed. This committee will respond to requests from the Board as necessary. The hiring of a handyman was tabled pending feedback from maintenance committee.
- d. **Review midterm budget and discuss possible dues increase** – Tabled. The Board will hold separate budget workshop to look at current budget and make recommendation to Board for 2005-2006 budget.
- e. **Volunteers to run for Board 2005-2006** – A notice will be sent to homeowners soliciting volunteers to run for the 2005-2006 Board.
- f. **Open Forum:**
  - ❖ Maintenance of Vacant Lots – grievance letter to be sent to homeowners of vacant lots for lack of maintenance (Lots A39, A40 and A82).
  - ❖ Algae on Lakes – Lake 1 looks pretty good, Lake 2 algae growth on sides of lake, Lake 3 – sprayed for algae growth
  - ❖ Fireworks – Homeowner requested that notice be placed on website related to fireworks.

**Meeting adjourned at 8:51PM.**