

SOUTHERN OAKS HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
MAY 29, 2014
HOME OF CRYSTAL EISEN

Members Present:

Linda Ammerman	Rye Merriam
Nancy Bellows	Mary Lou Moss
Kristi Camera	Jay Peeper
Crystal Eisen	Ed and Lynn Simpson
Jim Jones	Gregg Sweeney
Judy Jones	Courtney Thompson (new neighbor)
Sara Howard	Rob Thomson
Kerry Martin	

1. Financials

- a. The Treasurer report was prepared by Sam Oswald and the following were presented by Rob: 1) projected annual 2014 Profit and Loss Overview, 2) the Fiscal year through May 29 Profit and Loss Comparison to Previous Year and 3) the Balance Sheet Comparison to Previous Year.
 - i. Reserves are up approximately \$10,000 (to \$68,000) year over year
 - ii. Expenses are down approximately \$2,000 through May 29
 1. Flowers have been planted but not invoiced/cleared
 2. No wall maintenance has been needed so far in 2014
 3. Utilities are down approximately \$600
 - a. This may be due to lightbulbs being out at common areas and entrances; Kristi will contact Kevin the irrigation and low voltage light contractor, who is on a 3 month cycle for visits

2. Green Up

- a. Roundabouts and entrances could use some freshening up and new landscaping
 - i. A mayor's grant for some of the funds may be available.
 - ii. Green Up Orlando funds may be available for clearing old landscaping, payment for plants, providing tools, but volunteers needed for installation.
- b. A proposal from Prestige Electric was presented to change out all low voltage lights at both entrances for \$4,849; proposal was tabled
- c. Landscape Improvements Proposal by City Beautiful (Rusty Woodall) was presented by Crystal and Kristi. Kristi, Crystal, and Harlan Hanson, the original landscape architect, participated in the physical proposal. Total of \$17,600 for entrances, roundabouts, two circles and islands, including irrigation for circles and islands.
 - i. After much discussion, Kristi will move forward in the Green Up application process with an emphasis on redoing the entrance landscapings at the City's expense, if possible. She will meet with the City and convene a committee meeting when applicable. Installation timeframe: October/November.

3. Communications

- a. There are 21 still unpaid HOA dues. 2014 Invoices will be sent in June/July.
- b. Newsletter/Survey
 - a. Kerry reported that the survey is still live but has had limited responses.
 - b. The next print newsletter is planned for September/October (Halloween Party Announcement)
 - c. The next electronic newsletter will be in June/July (National Night Out, Invoices, Green Up, etc.)
- c. Networking
 - a. Crystal reported that NextDoor.com appears to be an effective way of communicating in and around our neighborhood.

4. Street Lights

- a. Jim and Judy Jones handed out a summary presentation of information relating to the proposed street light conversion. The City must do a design plan which then gets forwarded to OUC for a cost estimate. Costs will include 1) cost of improvements, and 2) ongoing maintenance.
 - i. Option 1: replace all current lights with acorn lights
 1. Cost estimate is unknown: educated guesses are \$200,000-\$600,000
 - a. City would either bill with taxes in arrears or demand up front
 - ii. Option 2: clean up current poles and replace with more efficient LED fixtures at no cost to HOA/homeowners
 1. Rob suggested that we try and gather this cost estimate to use as a bargaining tool
- b. Jim and Judy received approval to proceed in developing the proposal / estimate.

5. Community Events

- Saturday, April 19 - Easter Egg-stravaganza was a success, thanks to Crystal, Karen, Jay as EB, and others
- Tuesday, August 5th - Block Party (Food Trucks and Neighborhood Watch Event)
 - a. John Brumback will not allow the HOA to use his lot for the event
 - b. Westin Thomas' yard and the Evers/Eakins "U" will be considered
 - c. Luau theme
 - d. Jay and Courtney will research DJs
 - e. Rob will obtain Food Truck list from St. James contact
 - f. Donations of raffle items should be pursued by all
 - i. Freshfield Farms' manager is a SOHA resident, etc.
- Women's Wine Club event was suggested for September

Other Business

- The next meeting will be scheduled at a time TBD.
- Garage sales were encouraged to be restricted, if possible to once per year for the neighborhood.
- A Fun Run and Golf Tournament for SOHA were mentioned as potential future events.
- Rob will inquire with “Sign Time” about a more professional looking neighborhood announcement sign for entrances.

Respectfully submitted,

Robert F. Thomson II, SOHA Secretary