

# **Remington Oaks Homeowners Association, Inc.**

**(A Corporation Not-for-Profit)**

**P.O. Box 91**

**Kathleen, Florida 33849**

**www.remington-oaks.com**

**remington-oaks@hotmail.com**

## **2015 Annual Meeting Minutes November 3, 2015—New Life Assembly of God**

A quorum was met with 19 members present and 18 proxies for a total of 37 homeowners represented. The meeting was called to order at 7:01 p.m.

President Mike Doughery introduced the 2015 Officers: Vice President, Ed Tatlian which was absent ; Secretary, Susan Davis; Treasurer, Kim Cannon; Architectural Control Committee Chair, Dale Sellers. Mike also introduced Matt and Sandy Millette and Bev and Ron Biglow, ACC committee. He also thanked Mary McKillip and Mary Formy-Duval who checked in members at the door.

Our neighbor Mr. Henry Hasse passed away this year and a moment of silence was observed in his honor.

### Secretary's Report:

The Secretary exhibited the notarized Proof of Notice Affidavit certifying the Annual Meeting notification mailed to members October 14, 2015. The 2014 minutes were given to members and no additions or corrections were made to the 2014 minutes and they were accepted as submitted.

### Election of Officers:

The President presented the ballot for the election of two new Directors and requested nominations from the floor. No nominations were given so Mike McKillip (lot 64) made a motion that we accepted the offer of Mike Doughery and Dale Sellers to accept another term. Seconded by Howard Bloom (lot 22). Motion carried unanimously.

### President's Report:

The President gave a report on the community including the current Remington Oaks real estate market status. Stating that our property values are up by about 25%.

### Treasurer's Report:

The Treasurer reported 2015 yearend projections and presented the 2016 budget. 2016 dues will remain the same \$150. Only one homeowner from 2015 still owes dues. The budget was accepted. Ron Wade (lot 65) asked if we had checked around and compared prices on mowing the retention ponds. President Mike Dougherty said we have and although the present company may not be the cheapest there work is very good and can be trusted to do a good job. Todd Cannon (lot 35) made the motion to accept report and seconded by Bob King (lot 25). Motion carried unanimously.

### New Business:

The issue of trash can storage was discussed. A drawing of some of the existing lattice walls was given out to homeowners. In the past when the rules for storing trash cans were written the trash cans were much smaller. Now we have these large cans and were instructed that we may soon be given larger recycle cans. There is a need to have some storage for these cans so they can not be seen from the street. It was suggested by Conrad Lewandowski that they be stored behind their fences in the back yard. Not everyone has a fence or are just unable to pull the large cans through the grass. It was voted the lattice dividers were acceptable motion carried with one nay.

Oleg Filippov (lot 24) asked if this community will ever become a gated community. President Mike Dougherty answered no because we would then have to maintain the streets.

Ron Wade (lot 65) asked why do we keep getting soliciting he thinks we need a larger No Soliciting sign. Sharon Nance (lot 18) replied there is really no way to keep them out the signs are more to protect us if a solicitor would get hurt while on Remington Oaks Property.

Old Business:

Mike Dougherty gave an update on the status of the ongoing entrance Project. Stating the reason it has taken so long is because we had to obtain permits from the county because some of the wall will be on county property and a few other obstacles. As of now the knee wall is up. Thanks to Adams homes for their assistance and within the next week or two the brick layers can start. We are hoping to have it completed by Christmas.

Adjournment:

The meeting Adjourned at 8:05 Motion made by Dan Davis (lot 70) and seconded by Conrad Lewandowski (Lot 26)

Respectfully submitted  
Susan Davis, Secretary  
Remington Oaks Homeowner's Association Inc.

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## ANNUAL MEETING

**Thursday November 13, 2014 7:00 PM**

*New Life Assembly Church of God*

*8250 US 98 N (at Banana Road)*

## AGENDA

- Check-in, certification of proxies, distribution of ballots
- Call to order – Quorum Request
- Introduction of Board Members
- Secretary's Report
  - Proof of Notice of Members Meeting Mailing
  - Approval 11/05/13 minutes
- Board of Directors Election
  - Explanation of Board Duties:
    - Elections, committees, Board meetings
    - Floor Nominations
    - Election of Directors
- President's Report
- Treasurer's Report
  - 2014 Budget Status
  - Presentation and approval of 2015 Budget
  - Reserves
- New Business
- Adjournment

Sheriff's non-emergency 863-298-6200

Animal control 863-499-2600

Lift Station #179 863-534-7351

Code enforcement 863-534-6054

Street Light Issues 863-834-1240

Special Trash Pick Up 863-665-1489

Add'l large carts 863-665-1489 or 888-445-5045

Add'l recycling bins 863-284-4319