

**Hickory Creek HOA Board of Directors**  
**Meeting location: home of Treasurer LJ, Jacksonville, FL 32225**  
**Tuesday January 10, 2022**  
**Meeting Minutes**

Meeting called to order by Vice President Justin Smith at: 6:30 pm  
Roll Call: Quorum **Yes** NO  
Per By-laws quorum consists of 4 of 7 Board Members in attendance

President	Justin Smith	Term ends 2/2023
Vice President	Jeff Broekman absent	Term ends 2/2023
Treasurer	Lisa Jennings	Term ends 2/2024
Secretary	Lennette Hauver	Term ends 2/2023
Member at Large/ACC Chair	Dan Schwartz	Term ends 2/2023
Member at Large/Newsletter Chair	Jill Smith (Js) absent	Term ends 2/2023
Member at Large	Bobby Queen	Term ends 2/2024
Member at Large	Resigned 9/13/2022	

**Committee Chair and Co-Chair's**

Grant Planning Committee	Ed Hauver absent
Lakes Committee	Bobby Queen
Web Master & C-Pac Rep	Nell DeCoursey absent
Welcoming Committee	Stephanie Larson absent
Neighborhood Watch Committee	Vacant
Social Committee	Dan Schwartz

Guests: Kevin Murie

**Purpose of Meeting: Report activity of previous month and planning for upcoming months.**

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**Notice Board Meetings are Recorded**

**ACC Reports**

**Committee:** Chairman, verbal report – DS, Start @ 6:32 pm

**Violations:** - None

Old:

New:

**Variations Requests:** No paperwork submitted to the board/secretary at the time of the meeting or at the time minutes were transcribed

1. [REDACTED], wants to build a Pergola with pad and a 2<sup>nd</sup> shed in the backyard also install driveway pavers.
2. [REDACTED], installation of 12 x 12 wooden Shed and paver patio in the back yard

**Complaints Received during meeting:**

1. LJ stated that there has been a company car parked in the street at night at the house a few doors down from her which is a cause for concern since the cul-de-sac is very narrow (ref: Article V Paragraph 9). The driveway is full of personal cars. DS, said he would talk to homeowners.

## General Meeting Minutes

Committee Reports start 6:54 pm

**Lakes Committee:** BQ,

**Secretary Report:** LH, Report submitted

1. Review of the Dec 13, 2022 Board Meeting minutes.
2. LJ motions that the board accepts the Dec 13, 2022 minutes as presented, DS seconds the motion
3. Motion to accept the Secretary's report as presented - **Approved**

**Treasurer's Report:** LJ, Report submitted

1. Review of the Treasurers report dated December 2022
2. LH motions that the board accepts the December Treasurers report as presented, DS seconds the motion
3. Motion to accept the Treasurer's report as presented - **Approved**
4. We rec'd 62 HOA annual dues payments, 1 estoppel letters and paid off the fence balance
5. Per the Treasurer's report, The QB's Bal End of Month reads 11/30/2022 should be corrected to read 12/31/2022.

**Lakes Committee BQ**

12/22/22 - JS spoke to guy spraying the lakes. He let them know that the HOA was not notified of the switch in personnel spraying the lakes, per our request. Spraying in Nov killed the cattails on lake 2 and the company was notified to keep a 2 ft spray free zone from the lake edges. JS, gave lake guy a copy of the map with lakes layout that shows the water flow from lake to lake and properties giving access to the lakes.

1/10/2023 – JS received an email today that the lakes were sprayed today.

**Website:** ND, no report

**Newsletter:** RE editor, no report

1. There has been no communication from RE. We will need to find a new Editor.

**HOA Monthly Business Schedule**

**January:**

- Slate of candidates ready for general meeting – **No slate at this time, DS will post a request on FB**
- Location reserved for general meeting – **JS will contact Abyss ES and LH will contact Coastal Baptist Church**
- Remember, must have an organizational meeting within in days after general meeting if new people elected to board. Board positions run 1 and 2 years, according to Article VI, of the bylaws.
- Remember to advertise general meeting on entrance announcement boards, mail, newsletter and social media no less than 14 days before meeting date.

**February:**

- Is agenda ready for general meeting? Standard agenda is in By Laws article II.H
- Sign in sheets ready for general meeting? Modified homeowner's directory is acceptable.
- Proxies received? Need 78 people and or proxies for a quorum at initial general meeting per state statute
- State not for profit report completed?
- Federal tax return submitted:
- New board members must complete certification requirements per state statute 720.3033

**Welcome Committee:** SL, no report

**Social Committee:** DS

1. Food Truck Jax Smokehouse Friday, Feb 10, 2023

**Yard of the Month:**

Date	Yard of the Mth, 2023	2022
April, 2022		No nominations
May, 2022		Lot [REDACTED]
June, 2022		Lot [REDACTED]
July, 2022		Lot [REDACTED]
August, 2022		Lot [REDACTED]
September, 2022		Lot [REDACTED]
October, 2022	Best Halloween Decorations vote on 10/XX/23	Lot [REDACTED]
November, 2022	<b>No yard of the month for Nov</b>	
December, 2022	There is no Yard of the Month for December, votes will be tallied	Lot [REDACTED]
On 12/XX/23 for the best Christmas decorations.		

**Old Business:**

1. Fence – will need to be pressure washed before staining/painting, JS wants to get an estimate from Triple G first. JS asked and got a 1-year warranty on fence
2. We need a permanent place to meet for monthly & general meetings. JS will call school, LH will contact Costal Baptist Church
3. Notice for the new meeting place for the General Meeting held 2/1/23, will be posted at the entrances and posted on FB.
4. Because the Feb monthly meeting falls on Valentine’s Day, we will reschedule for the previous Monday Feb 13, 2023.
5. Proxies – LJ proxies all have the Watson Reality address on them. We need 78 people & proxies in attendance for a vote.

**New Business:** No new business

**Open Forum**

1. DS asks for an updated homeowner address list

Meeting Adjourned by President Justin Smith at 7:41 pm

*Respectfully submitted*  
*Lennette Hauver*