

Hickory Creek HOA Board of Directors
Meeting location: Watson Realty 13001 Atlantic Ave, Jacksonville, FL 32225
Tuesday November 8, 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
Neighborhood Watch Committee	Vacant
Social Committee	Dan Schwartz

Guests: none

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

Notice Board Meetings are Recorded

ACC Reports

Committee: Chairman, verbal report – DS, Start @ 6:33 pm

Violations:

New: none

Old:

1. A violation letter was sent to ██████ regarding broken down car in driveway.
2. ██████ – DS, has seen a boat in the driveway and went back a few days later and it was gone so it seems to be an off and on thing. JS, suggest we wait to see if it comes back in the spring.
3. ██████ – SL, received a complaint from a homeowner regarding the broken fence, garbage in the driveway and the garage door seems like it does not close. JS, says a lot of letters have been sent to the house with little response. He suggests we send an official letter to clean up the outside

Variations Requests: ██████ has submitted paperwork for a shed to be put in their backyard. Shed is currently in their side yard as temporary storage while garage repairs were being made. Shed will be moved to the backyard per submitted paperwork. - **Approved**

General Meeting Minutes

Committee Reports start 6:47 pm

Secretary Report: LH, Report submitted

1. Review of the October 11, 2022 Board Meeting minutes.
2. LJ motions that the board accepts the October 11, 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 October 2022
2. LH motions that the board accepts the October Treasurers report as presented, DS seconds the motion
3. Motion to accept the Treasurer's report as presented - **Approved**
4. SL Management has raised their price \$18.20
5. LJ explained the list of HOA dues still needing to be paid is listed in the Treasurers report.
6. JS reminds LJ that the 2023 assessments need to go out in. LH, offers her help. JS says that JB can print them and we will need the 2023 statement and the annual meeting proxy.

Lakes Committee: BQ,

1. Invoices from Solitude Lake Management for August, September, October and November 2022 attached.
2. Per invoices lakes 2, 4, and 8 looking gorgeous!! Algae found in lakes 1 and 2 with low water levels in lakes 1, 2, 3, 4 and 5.
3. JS, we need to get an estimate to repair lake 3's weir. We need to get "Fish Bars" on all the weirs so that we can stock the lakes with fish but we can't do that until the repairs are made on lake 3's weir so that St John's Water District will give their approval. JS says he will call Down Stream again to see if they have time.

Website: ND – No report

Newsletter: RE editor, absent, no report received.

1. LH reminded the board that the newsletter was one of the ways that the board announces the Annual Membership Meeting.

Welcome Committee: SL

1. Visited 4 new homeowners on the list she was given. Presented each with a packet that included a copy of the CCR's and By-laws.
4. SL, asks LH for more CCR & By-laws packets, LH agrees but was wondering since the HOA printer uses a lot of ink would it be ok with the board if we apply to one of the "ink clubs" where a mthly price is paid and we get a supply each month. It will be cheaper in the long run. LJ, says JB says we can print them here at his office. It was agreed that SL will contact JB and print up the packets in his office.

Social Committee: DS

1. Food trucks are scheduled out until April 2023.
2. It was suggested that the name and date for the food truck of the month be listed on the entrance boards
3. DS says he has been asked why we are doing 2 community yard sales, each year, one is enough maybe the Spring.

HOA Monthly Business Schedule

November:

- Assessments go out end of month which should include a general meeting proxy and return envelope with Hickory Creek address label on it.
- Budget for next year needs to be prepped for presentation at December meeting.
- Nominating committee chairperson needs to be named for prep of February general meeting slate. Chairperson has to be a director and then should have two other members that may be from the community (By-law's art III.F)
- Need a newsletter to go our early December to advertise February general meeting.

December:

- Review and approve next year's budget.
- Canvass current board for future intentions on board. Review who on current board has their two-year term running out, who would like to go on slate for re-election, who only wants to be on board for one year and will resign for their second year of term.
- Need to start reviewing what current board has accomplished during past year so president can present at general meeting, i.e., sponsored spring and fall yard sales, delivered xxx number of newsletters to keep neighborhood informed, etc.

Yard of the Month:

Date	Yard of the Mth
April, 2022	No nominations submitted at the time of the meeting
May, 2022	Lot 228
June, 2022	Lot 145
July, 2022	Lot 109
August, 2022	Lot 89
September, 2022	Lot 103
October, 2022	Lot 198
November, 2022	No yard of the month for Nov
December, 2022	There is no Yard of the Month for December, votes will be tallied on 12/20/2022 for the best Christmas decorations.

Old Business:

1. **Fence**, Triple G Fence Co – the balance will not be paid until after the fence has been completed. JS contacted Triple G regarding the poor condition of the of the fence that has been installed so far and demanded repairs be made. He was told that our fence job was “contracted out” as an excuse. Some repairs have been made in the last 2 weeks. The fence guys have recommended we pressure wash the fence before staining/painting it. JS wants to spread grass seeds close to the fence to prevent the dirt from splashing up on the fence. LH suggests that we lay a cement runner (mow strip) along the fence, about 4 -8 inches wide and about 2-3 inches thick to do the same thing. DS, suggests mulch. It was decided grass seed will work.
2. **Attorney** – the current attorney will not assist us in collections.

New Business:

1. JS asks for a volunteer to chair the nomination committee. No one volunteers.
2. JS says he got an email from the Secretary of the HOA for Lena's Walk, asking if HC HOA would enter into a discussion to absorb their 34-home community into Hickory Creek HOA. They wish to dissolve their association with Kingdom Management. He replied he would take it to the board. It was decided not to merge HOA's.

There being no Tabled items to discuss and no Open Forum items
Meeting Adjourned by President Justin Smith at 7:44 pm

Respectfully submitted
Lennette Hauver