

COLONIAL HILLS HOMEOWNERS ASSOCIATION

Minutes of the August 19, 2021 Board Meeting

PRESENT: Sheena Wooley, President; Sue Mays, Vice-President; Brittany Stohr, Secretary

ABSENT:

ALSO PRESENT:

PLACE: 12030 Colonial Estates Lane, Riverview, FL 33579

CALL TO ORDER: The meeting was called to order at 7:09 p.m. by Sheena Wooley, President

APPROVAL OF THE PREVIOUS BOARD MEETING MINUTES:

Motion to approve - Sue Mays, Seconded by Sheena Wooley. So approved.

2021 DUES PAYMENT UPDATE: Late Fees review. The Board's PO Box was checked re: deadline for responses and delinquent dues. Outstanding dues noted and addressed for further action.

SWWMD 2021 INSPECTIONS: PHASES 2 and 4: Sue Mays reported that she is communicating with CES regarding upcoming inspections. A report to SWWMD is due in September. Tropical Storm Elsa has pushed back inspections due to high water in the ponds. An extension will be requested.

Sue Mays is communicating with engineers over bush hogging sites for PHASE 2 and 4 inspections.

Sue Mays is communicating with contractors over sprinklers for bid over repairing not replacing existing systems.

YARD SALE: There was a discussion about the upcoming Yard Sale hosted the first Saturday in October. This year it will be October 2nd, 2021. In preparation for the upcoming event, the Yard Sale will be posted to multiple outlets on September 20th, 2021.

FALL FESTIVAL: There was a discussion about the upcoming Fall Festival. This year the festival will be moved from before Halloween to the first weekend in November. This event is in the beginning of the planning stages.

BOARD MEMBER UPDATES: There was a discussion concerning Brittany Stohr and her new addition to the Board needing certain documents and adding her to the needed accounts for ease of transition onto the Board.

MAILING LIST UPDATES: The community homeowners' mailing list will be updated preliminary to sending the first notice regarding preparing the ballot for the election of Board members for 2022. The prepared ballot for voting will be mailed on August 28th, 2021. All ballots received will be opened and counted by selected homeowners not on the ballot. They will be chosen at the Board Meeting on October 7th, 2021.

FUTURE PROJECTS: There was discussion, lead by Sue Mays, about future projects for the betterment of the common areas of our community. Listing the front fence, Gazebo, electric box in the Gazebo (replacement), and landscaping.

COMMUNITY SAFETY: There was discussion stemming from complaints from community members about the traffic in the front of the neighborhood at night. Sue Mays will communicate with the traffic corporal about additional drive throughs in the neighborhood while on patrol. Also the addition of flood lights, motion activated, on the Gazebo to help prevent loitering was discussed.

ANNUAL MEETING: There was discussion about the upcoming Annual Meeting. Planning the date of September 30th, which later changed to October 7th, and the building used for this meeting. There was also a discussion on when and where to advertise this meeting to the community.

ADJOURNMENT: A motion was made by Sue Mays, seconded by Sheena Wooley to adjourn the meeting at 8:04 p.m.

NEXT MEETING: October 7th, 2021