

**FOX RUN HOMEOWNERS ASSOCIATION, INC.**  
**Board of Directors Monthly Meeting Minutes**  
**October 30, 2013**  
**By: John K. Copeland, Secretary**

**Call to Order:**

The regular Board of Directors meeting was held on the Copeland porch at 1440 S.W. 25<sup>th</sup> Lane. The meeting was called to order by Rhett Keene at 7:17 p.m.

**Attendees (Board Members present):**

Rhett Keene  
John Copeland  
Scott Marcum  
Danielle Copeland  
Mike Nielsen  
Joseph Hornberger

**(Non-Board Members present)**

Diane Marcum  
Lou Smith  
Bob Hall

Rhett Keene made a motion to approve the Minutes from the September 25, 2013 meeting. The motion was seconded by Joseph Hornberger and passed unanimously.

**Vice President's Report:**

Joseph Hornberger stated that we got foreclosure pleadings in on the Rubino and Ridgely lots. Said pleadings were given to the Secretary, John Copeland.

Joseph Hornberger also had the crime statistics which were given to Danielle Copeland to post on the website.

**Treasurer's Report:**

Scott Marcum stated that the checking account has a present balance of \$2,356.22. The (former) savings account, or other account, had a balance of \$14,970.88, for a total of \$17,327.10. A check for \$30.00 was received from Styles (Lot 4 tenants) for a lock-up key. A check was written for \$300.00 to Albert Johnson Landscape.

Rhett Keene brought up that a \$309.00 check was received on the Wilson lot and the total received was now up to \$809.00. Scott Marcum stated that we received two bills in the mail from FP&L in the amounts of \$23.31 and \$17.56.

**President's Report:**

Rhett Keene went through the mail. We received copies of the Delinquency Notices from Ross, Earle & Bonan. There was also a Second Request to place a lien on the Wilson residence. The lien form was signed by Rhett Keene and will be transmitted to Ross, Earle & Bonan.

Rhett Keene stated that we received a bill in the amount of \$0.00 (zero) from Ross, Earle & Bonan. We also received an HOA registration reminder from Ross, Earle & Bonan and the Secretary will register the Association.

**Lock-Up Report:**

Mike Nielsen stated that all was good in the lock-up. The Styles boat and the Marcum Recreational Vehicle are now being stored in the lot. Rhett Keene made a motion to contact FP&L to repair the damage they made near the lock-up. Said motion was seconded by John Copeland and passed unanimously. Mike Nielsen will contact FP&L.

**Secretary's Report:**

John Copeland stated that the second letter went out to Mark Hall and there was no compliance as of yet. John Copeland made a motion to impose a \$100.00 daily fine, which was seconded by Mike Nielsen. Said motion passed five to one with Rhett Keene voting nay.

John Copeland stated that the Bartfields had complied with the previous letter concerning the RV being parked in their driveway.

**Landscape Committee:**

There was a discussion that Albert Johnson was unhappy with the timeliness of the payments being received from the Association. Unsolicited bids were discussed with the Board recommending that we stay with Albert Johnson. Danielle Copeland stated that Albert Johnson will trim the pepper trees as soon as the water recedes.

Danielle Copeland stated that she got two quotes to remove the magnolia tree. One was from Out-on-a-Limb for \$350.00 and the other was from Bargain Stump Removal for \$100.00. Rhett Keene made a motion to get further details as to the \$100.00 bid and to get a bid from Albert Johnson, which was seconded by Scott Marcum and passed unanimously.

**Old Business:**

None

**New Business:**

The Election Committee was discussed. Bob Hall agreed to be the Committee Chairperson. The names that will be placed on the ballot are as follows:

Rhett Keene  
Michael Nielsen  
Scott Marcum  
Joseph Hornberger  
Danielle Copeland  
John Copeland

Anyone else who wants to have their name added to the list needs to contact Bob Hall or any member of the Board.

Bob Hall will knock on doors to see who else wants to be on the ballot.

Rhett Keene made a motion to have a special assessment, once again, for the coming year in the amount of \$200.00 in order to complete the drainage and overlayment. This motion was seconded by John Copeland and passed five to one with Joseph Hornberger voting nay. Accordingly, the total dues for next year will be \$402.50, together with a special assessment in the amount of \$200.00, or a total of \$602.50.

Lou Smith inquired of the Board as to the speed limit and stop signs. There was a discussion concerning residents/guests not stopping at stop signs and otherwise speeding in the neighborhood.

**Next Meeting:**

It was determined that the next meeting would be held on November 20, 2013 on the Copeland porch at 1440 S.W. 25<sup>th</sup> Lane beginning at 7:00 p.m.

**Adjournment:**

At 9:36 p.m., Rhett Keene made a motion to adjourn the meeting which was seconded by John Copeland and passed unanimously.