Russell Bayou Homeowners Association
Board of Directors Meeting
April 10, 2013
Minutes

Call to Order:
Keith Johnson, president, called the meeting to order at 5:30 P.M.

Board Members Present:
Harold Speir
Jackie Winkelman
Dee Ferguson
Steve Burand
Howard Sandusky
Dennis Losh
Eric Winans
Jeff McCaskill

Others present:
Amber Carr, Association Manager

Approval of Minutes:
Dee Ferguson made a motion to approve the minutes of the December 18, 2012 meeting. This motion was seconded by Keith Johnson and passed unanimously.

Financials:
Amber Carr discussed financial statements through March 31st. The transfers were made for the road reserves. Cash on hand was discussed with a total of $117, 813.46 in assets. The aged receivables were reviewed. Reminder statements were sent to the owners who had not paid their balance for the year.

Roadways and drainage:
Road resurfacing will be the next biggest expense for the association. The roads will be monitored in order to see where the first resurfacing should be done. Harold recommends checking the concrete sides of the road for cracking. He would like to see the areas underneath these concrete sides built backup to help reduce further cracking.

The drainage ditch at Boca Ciega and Ygnaccio Sierra was discussed. It was determined that the ditch would be monitored as water doesn't appear to be holding in this area for too long of a time.

There have been complaints of owners walking their pets and not picking up after the pet when they relieve themselves in the Association. Not only is this against the rules of the Association, but it is also against the Escambia County Animal Control rules. If anyone sees an owner not picking up after their pet, please call Etheridge Property Management and report the offense.

Boats, Trailers and RV Storage:
The Board addresses the concerns of boat, trailer and RV parking within the Association. As the Docs state these items are to be stored out of sight behind the owner's fence. In some cases they can still be seen. Complaints were received about an RV being parked behind an owner's fence but still in view of his neighbors. The Board has agreed that RV parking is allowed for a reasonable amount of time being determined forty eight (48) hours or less. Harold makes a motion to allow Mr. Waynans forty eight (48) hours, being considered a reasonable amount of time, to park his RV in his driveway. Keith seconds and the motion passes.

Jackie brings to attention the large boat that is occasionally parked in the roadway of Ygnaccio Sierra. The boat is only parked there temporarily but parking the boat on the road is not allowed. The boat should be kept in the driveway for the short amount of time it is present.

Vandalism:
There was recent vandalism made to the Russell Bayou entrance sign. Five halogen lights were broken and all the letters were pried off the wall. The letters were found with three missing. Estimates were received for the repairing of the lights and sign for a total cost of $2500.00. Harold makes a motion to make the appropriate repairs as needed. Keith seconds and the motion passes.

Other Business:
Amber lets the Board know that pressure washing is scheduled to be done on the pool decks as well as the tennis courts.

Jackie reminds Amber of Jeff McCaskill's pump that was covered by a fake rock. The Board agreed to add plants in order to camouflage the area in the spring. Amber will contact Mr. McCaskill to arrange the planting of the plants.

Annual Meeting:
The Annual Meeting is scheduled for June 15th at 10:00 a.m. at the Perdido Community Life Center.

Adjournment:
There being no further business the meeting adjourned at 6:20 P.M.

Respectfully Submitted,

Amber Carr