

Irish Acres Homeowner Association, Inc.
Annual Meeting Minutes
February 20, 2017
6:00 PM @ The Barn

Attendance: 15 Home/Lot Owners were present (approximately 25 individuals)
Developer

Also Present: Debbie Bullock, Executive Assistant

Meeting called to order: A quorum was present and the meeting was called to order at 6:06 PM by Matt Rudnianyn, President and Chairperson of Irish Acres Homeowner's Association.

Approved/Minutes: Minutes of the February 18, 2016 Irish Acres Homeowner's Association meeting were reviewed.

Accepted/2016 Financial Report: The 2016 Financial Report was reviewed.

Accepted/2017 Budget: The 2017 Budget was reviewed.

General Comments: Matt mentioned these projects were completed this past year: Missing manhole covers were replaced; Street Lights are all working properly; and, continuing work with Century Link to improve internet services.

The floor was then opened for general comments from the residents/lot owners:

- 1) **ARB's Architect Review Process and fees** – Questions were raised about the hiring of an architect, the new process and fees charged for the ARB Review/Approval. It was explained the ARB hired a professional architect specifically to assist with the ARB Review/Approval process. There was a need for this type of expertise in reviewing and approving proposed house plans consistent with the covenants and restrictions of Irish Acres. The ARB also wanted to ensure consistent aesthetics of the homes which in turn would maintain property values within Irish Acres. The fees are the same charged by the ARB's Architect – there is no mark-up.
- 2) **Mailboxes** – Discussion was held regarding the placement and type of mailboxes permitted within the subdivision. A suggestion was made to offer a specific selection of mailbox styles to new homes being constructed. Debbie will contact the USPS to determine if there are designated locations of mailboxes within the subdivision and, work with the ARB's architect to offer mailbox style options to new homes being constructed within the subdivision.
- 3) **Signage/Construction Entrance** - Residents asked about placing signs at the main entrance to deter heavy trucks from entering and exiting. They would prefer the construction, delivery and garbage trucks to use the "construction" entrance off of NW 77th Street. Signage and improving the "construction" entrance will be investigated. Contractors within the subdivision will also be contacted and asked to

inform their sub-contractors and delivery trucks of this request. Improving the lighting at the main entrance will also be researched.

- 4) **Abandoned Vehicle** - Residents stated an abandoned vehicle is located close to the main entrance and should be removed.
- 5) **Grasshopper and locust** - Research regarding controlling them was shared, however, further contact with UF and pest control reps will be made to determine if other options are available.
- 6) **"The Barn"** - A lengthy discussion was held regarding "The Barn" with residents/lot owners expressing interest in keeping the structure, however, all agreed a new roof was needed to preserve the current structure. Quotes will be obtained to install a metal roof for review and a meeting will be scheduled before June, 2017 to go over the results of the quotes with the residents.
- 7) **Non-Resident Dog Walkers** - One resident mentioned issues with non-resident dog walkers and asked if signage could be installed that stated "Residents Only".

There being no further discussion, the meeting was adjourned at 7:00 PM

Respectfully submitted Debbie Bullock, Executive Assistant