

# HICKORY LAKE ESTATES

OWNER'S ASSOCIATION, INC.

**Board of Directors Meeting  
Bloomingdale Regional Library  
1906 Bloomingdale Ave, Valrico, FL  
July 24, 2019  
Meeting Minutes**

## 1. Call to Order-Certifying of Quorum

Chris Rutledge called the meeting to order at 6:30 p.m. Board member Don Juceam was also present, therefore quorum was established. It was confirmed that the meeting notice was posted at least 48 hours in advance. Jeana Wynja represented McNeil Management.

## 2. Approval of Meeting Minutes: The Board reviewed the prior meeting minutes as prepared by the Manager.

**On Motion:** Duly made by Chris, second by Don and carried unanimously.

**Resolve:** To approve the meeting minutes from May 14, 2019 as presented.

## 3. Reports: Manager reviewed the monthly financials and delinquent accounts. Notices and architectural reports were reviewed. The Board reviewed the violations report. The Board indicated that a final notice should be mailed to Unit ID #'s 975, 1071 and 1097.

## 4. Business Items

**Wall Renovation Update:** Postcards were mailed to owners who live behind the wall regarding the project timeline. Concerns regarding flow of project were expressed. South side appears to be completely finished. Final walk thru to occur soon.

### Manager & Director Comments:

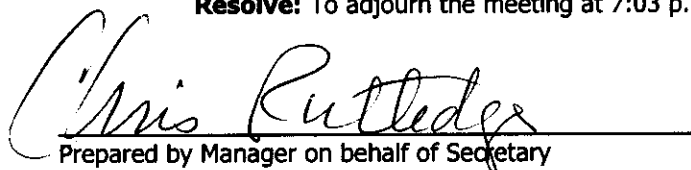
An owner expressed concern regarding overgrowth management in the retention pond in Hickory Lake Estates South; the Board decided that the overgrowth is a natural occurrence and is not hindering the purpose of the retention pond, and no further action will be taken. The Board would like information to go into the next newsletter regarding the new tree cutting law. Don indicated that there are low tree limbs hanging over the street; manager to inform the Community Survey Team to keep on their radar.

**Owner Comments:** Owner concern regarding lifting sidewalks; owners are encouraged to contact Hillsborough County. Owner question about his alteration application; Architectural Committee Member to stop by McNeil Management ensure all requests are current.

## 5. Adjournment

**On Motion:** Duly made by Chris, second by Don and carried unanimously.

**Resolve:** To adjourn the meeting at 7:03 p.m.

  
Prepared by Manager on behalf of Secretary