

COPPER RIDGE HOMEOWNERS' ASSOCIATION OF BRANDON, INC.

MEETING MINUTES OF THE BOARD OF DIRECTORS

Tuesday, July 16, 2013

- Roll Call/Establishment of a Quorum of the Board of Directors was completed at 6:01 pm by Shaun Goeckner.
 - Members Present: Shaun Goeckner, Jessica Rush, John Beck, Raul Uresti
 - Members Absent: Maria Valdes
 - FirstService Management: Gail Knight
- Proof of Notice of Meeting—All signs put out at least 48 hours prior to meeting.
- Comments and Questions by Homeowners and Residents: Signs for Dues need to be out earlier.
- Reading/Waiving of Reading and Approval of the Minutes from Previous Meetings: May and June minutes tabled.
- Reports
 - Management
 - Operational Acct \$268,066
 - Reserve Acct \$245,061
 - Delinquents \$116,187
 - Violations
 - blanket letter for trees, yards, and mailboxes
 - 4721 Copper Canyon—shingles don't match, have heard no response to violation
 - Committee
 - ARC NOT APPROVED—none
 - ARC APPROVED—motion by Shaun, second by John; 4628 Tucson Ct—paint, exterior
 - Landscaping
 - Palm trees trimmed.
 - Oak trees need to be thinned; will get estimate for us.
 - Contract renewed.
 - Tree on Amethyst needs trimming.
 - Neighborhood Watch
 - Drugs at the south end of Horseshoe Pick and Rocky Mountain.
 - New child predator
 - Shooting in the area—she's fine!
 - Grand Canyon—business running; palms left on the curb
 - Vehicle break-ins
- Old Business
 - Amendment—Kevin says it's fine. Print and mail as written.
 - Ham Radio Antenna—motion by Shaun, second by Raul
 - 4820 Copper Canyon—2nd letter
 - John—1st letter to be resent
- New Business
 - 625 Cape Cod foreclosure—who owns it? Residents' son wants to buy.
 - New laws for Florida Statute 720
 - Banks cannot sit on houses any longer.
 - Register HOA with DVPR
 - Board members must be certified.
- Adjournment of the Meeting.