

**SUMMERS CREEK HOMEOWNERS
ASSOCIATION OF MERRITT ISLAND
P.O. BOX 540833
MERRITT ISLAND, FL. 32954-0833**

**Date: June 2, 2004
Subject: SCHOA Board of Directors Monthly Meeting
Location: Kiwanis Island Annex Room- 7:00 pm**

Meeting convened at 7:00 pm with the following members in attendance:

**Steve Murray, President
Joseph Ratino, Board Member
Ricahrd Moticska, Vice- President
Carolyn Ross, Treasurer
C.R. (Bud) Lane, Architectural Board Member**

Minutes from May 5th Board meeting were read to members by the President. No issues with content. Meeting minutes accepted.

Old Business:

Status provided on new stormwater grating installed on outfall structure located on SE section of retention pond behind 532 Summers Creek Drive. Invoice provided to Treasurer.

Phase II landbridge from Summers Creek easterly across Pelican Creek status was discussed. No information received from Phase II developers on intention since it does suggest a homeowner security issue from S. Banana River Drive residences. Steve Murray to contact Brian Bussen, Mercedes Project Engineer on plans.

Entry way repair and landscape proposal from 3-18-2004 letter provided to SCHOA Board by Mercedes Homes through Brian Bussen. was again discussed by Board members. Discussion held on concern if existing Queens Palms with lighting attached was in fact removed as proposed. Richard Moticska stated that Architectural Board member action was obtaining a new proposal for review in addition to proposal from Yardman of Rockledge. YofR had provided an artist's rendition to

Architectural Board via mail and all members had privately reviewed copies. No action by Architectural Board as of this date.

New Business:

Steve Murray presented letter containing resignation of Sandi Dawson as Board member and Secretary. Minutes will be prepared in short term by President.

Final Storm Water Inspection of Phase II was discussed. Steve Murray restated that he had contacted Gary Cook, St. John's River Water Management District via faxed letter and phone call be invited to SJRWMD final inspection. Question came up regarding any County participation in this final inspection. Steve Murray to contact County on this question. Board was primarily concerned with system as in relates to SCHOA responsibilities after acceptance of final construction and turnover under existing SJRWMD permit issued for Phase I. Permit allows for Phase II tie in to existing retention pond.

Meeting Norms for all SCHOA Boards was discussed due to issues and conduct at May Board meeting. All in attendance agreed as presented by Joe Ratino that Robert Rules of Order should pertain to our public meetings. Debate issue, move by motions, dispense with issue.

Carolyn Ross raised issue with other Board members references to letters sent and/ or received that needed to be available to all Board and Homeowners. This is a Covenant/By-Law requirement. Board will collect Secretary's records and ensure all letters are contained within.

Other Business: Carolyn Ross will set up a meeting with Riverside Bank officials to resolve issues with transitioning 2003 Board signature authority to 2004 Board. Several previous attempts had been made over the last few months with conflicting direction from bank.

Meeting adjourned at 8:20 pm.