

FISHHAWK RIDGE ASSOCIATION, INC.  
BOARD OF DIRECTORS MEETING  
April 15, 2011  
MINUTES

**Transcriptionist Note:** Please note that the minutes as transcribed contain only motions and items requiring action by the Board of Directors. They do not contain discussion unless specifically requested to be made a part of the record.

I. CALL TO ORDER – CERTIFY QUORUM

Steve Parker of the Fishhawk Ridge Association, Inc., called the Board of Directors Meeting to order at 1:14 p.m. on April 15, 2011, at the Fishhawk Ranch Osprey Clubhouse Theatre, 5721 Osprey Ridge Drive, Lithia, Florida.

II. ROLL CALL - NOTICE OF MEETING

Directors Present:

Steve Parker  
Kitty Houck  
Ed Suchora

Directors Absent:

John Lemonds  
Mike Schutz

Staff Present:

Louise Brown, CAM

A quorum of Board members was present.

Louise Brown, CAM, posted notice of meeting as required by the documents and Florida statutes.

III. APPROVAL OF MINUTES

A motion was made by Kitty Houck and seconded by Ed Suchora to approve the March 9, 2011, Board of Directors meeting minutes as written. All in favor, the motion passed. Kitty requested that guests names be listed on future minutes.

IV. REPORTS

- A. Landscape – Steve Parker provided input on the turf and plant replacement now in progress.
- B. ARC – Joyce (15823 Fishhawk View) Screen Enclosure – Approved.

V. UNFINISHED BUSINESS

A. Beazer Construction Update

1. Paint Colors – Board requested Beazer to review their paint colors to ensure their new buildings paint matches the preapproved ones.
2. Insurance – Beazer is self insured and will continue to insure until new owners occupy.
3. Utilities – Beazer to warranty all water lines and meters for 1 year after sale of unit and will provide the warranty detail to the Association on the meters they install.
4. Landscape and Irrigation – Cornerstone to install irrigation and plant material for Beazer coordinating with ValleyCrest with 3 meetings. Beazer will warranty for one year.
5. House numbers are above door frames and not consistent with community. Tabled.
6. Screen enclosures for Beazer units will need a different set of guidelines than what are approved for Standard Pacific units. Beazer to submit details.

VI. NEW BUSINESS

A. Board requested bids be solicited for painting addresses on the curbs.

VII. NEXT MEETING


The next Board of Director's meeting is scheduled for May 11, 2011, with at 6:00 p.m., at the Fishhawk Ranch Osprey Clubhouse Theatre, 5721 Osprey Ridge Drive, Lithia, Florida.

VIII. ADJOURNMENT

There being no further business to come before the Fishhawk Ridge Association, Inc., a motion was made and seconded to adjourn the meeting at 2:08 p.m. All in favor, the motion passed.

Respectfully submitted,  
Gia Clinkscales, For the Secretary

These minutes were approved on May 11, 2011

  
\_\_\_\_\_  
Signed  
Kitty Houck  
\_\_\_\_\_  
Printed Name