

SILVER CREEK OF CLAY COUNTY HOMEOWNERS ASSOCIATION, INC.
Homeowners Meeting
February 27, 2014
Lake Asbury Elementary School Cafeteria

Present: Barbara Ward, Sandi Smith, and Angie Trimmer. Kathy Melton represented The CAM Team.

Guest: Steve DeMoor with Wildlife Solutions

The meeting was called to order at 6:30 p.m. by President, Barbara Ward.

Steve DeMoor shared information about the recent Muscovy duck capture that took place in the neighborhood. These ducks are not native to the U.S. and are very prolific. The bird's waste, as well as their aggressive behavior, can cause problems in a community. The ducks damage the grass around the ponds which contributes to erosion, and affect homeowner's lawns, as well. The first capture attempt was conducted on the two ponds across from each other on Silverado Circle. Pre-baiting had taken place for several weeks prior to the capture attempt last Friday. Forty-one birds were captured, and the birds have since been relocated to a private preserve area. Florida law does not mandate that the birds have to be euthanized, only that the birds cannot be released back into the wild.

The Board approved a second capture to take place on the larger pond at the rear of the neighborhood.

Other concerns addressed during the meeting were:

- **Natural areas behind resident's homes:** Due to the number of areas and county restrictions as to what may be done to these areas, the Association cannot maintain them. The Board cannot advise homeowners as to what they should or should not do in these areas.
- **ARC Process:** Any exterior changes to a residence must be submitted to the ARC Committee for approval. The process was discussed, including the \$25.00 fee that is charged per the community's documents. The Board has waived the fee if the only request is to repaint a front door.
- **Playground on Firefly Dr.:** Several residents have expressed that representatives from Adams Homes promised that a playground would be built in the common area on Firefly Dr. The attorney was consulted and there is no action that can be taken against Adams Homes.
- **Facebook/Websites:** The Facebook page will be closed down on February 28th. Concerns about what is taking place in the community should be addressed to Management. The official website for the community is: www.mysilvercreekhoa.com. An alternative sharing site has been established but it is not an official site – NextDoor.com.
- **Renters:** The Board continues to look for ways to identify and involve renters in the community. Renters are entitled to the homeowner's rights, including access to the amenities.

The meeting was adjourned at 7:22 p.m.

SILVER CREEK OF CLAY COUNTY HOMEOWNERS ASSOCIATION, INC.
Board of Directors Planning Meeting
February 20, 2014
The CAM Team Conference Room

Present: Barbara Ward, Sandi Smith, Angie Trimmer, and Jennifer DiVona. Kathy Melton represented The CAM Team.

The meeting was called to order at 9:30 a.m. by President, Barbara Ward.

A meeting for homeowners will be held on Thursday, February 27, 2014 at the Lake Asbury Elementary School Cafeteria. Steve DeMoors with Wildlife Solutions and Leslie Pragasm with Aquatic Systems will be invited to attend. The main topics of conversation will be ponds and the removal of Muscovy ducks. Sandi Smith will open the meeting for the Board.

The Board discussed how to better monitor who is using the pool, and shared that they would like a list of authorized names of who can use the pool to be provided to the monitors. Several options of how to best determine who should be using the pool were discussed, including asking for ID's, issuing pool photo cards, or requesting information from each household. Action was tabled until several questions can be addressed with the attorney.

A meeting with Riverside Management, the company that provided monitors last season, will be set up for April. The Board requested that all monitors be eighteen (18) years of age or older.

The insurance company will be contacted to determine if the Association can hire someone to offer swimming classes at the pool.

The Board will be closing down the Association Facebook page by the end of February. The official website for the community will continue to be: mysilvercreekhoa.com. NextDoor will be offered as a way for homeowners to communicate, but it will not be the official site. The Board continues to look for additional avenues to share information with homeowners in a positive way.

All business being completed, the meeting was adjourned at 10:38 a.m.

Respectfully Submitted,

Kathy Melton, CAM



Signature

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Date