

**The Shores Homeowners Association  
Board of Directors Meeting Minutes  
March 11, 2019**

**Present:** Board members: Doug O'Neil, Rick Smith, Louis Schnierer, Rachel Postigo, and Jody Zanecki were present. Representing Sentry Management was Christian Brockl.

1. **Call to Order:** The meeting was called to order at 4:00 p.m. by President Doug O'Neil.

**Notice of Meeting:** Notice of meeting was sent on March 6, 2019 via email.

2. **Minutes:** Minutes from the February 11, 2019 meeting were reviewed and accepted without changes. **Motion:** A motion was made to accept the minutes as presented. (Smith; Schnierer; passed).
3. **Financials:** February 2019 Expenses and Financials were discussed, but no motion was taken due to incomplete financials. Financials will be emailed to board upon completion and approved at the following months meeting.

4. **Management Report:**

- **Maintenance:** Few activities in January to note. No Maintenance issues currently.
- **CCR:** 1 trailer being stored on site. Management has been in contact with homeowner and contractor, board is okay with the trailer being on site through March.

5. **Old Business:**

- **Common Area Maintenance.** Doug reviewed the latest action on the Sherason Court Common area maintenance agreement.
- **Smelly Fountain.** Doug presented an engineering idea for a new idea and the solution to the smelly fountain. Estimated Cost of \$15,000.00 for a complete fix.
- **System Flush.** Doug and Louis are working with Precision Pump, Pond Pros, and Turf Surfer to flush out the Pressurized Irrigation system.
- **Reserve Study.** Board will need to budget for a reserve study in 2020 or 2021.

6. **New Business:**

- **Meeting regarding Special Assessments.** Board discussed the power point and slide show for the meeting. The meeting will be held at the Two Rivers Clubhouse on April 8, 2019. Board approved Special Meeting date of April 8, 2019 and the meeting notification. **Motion:** Motion was made to

approve the special meeting in lieu of the Board of Directors Meeting.  
(Schnierer; Smith; passed)

**7. Committee Reports:**

- **ACC:** Rachel reported on ACC issues in the neighborhood.
- **Landscape:** Jody reported on minimal landscape activities.
- **Ponds:** Louis reported on Pond Activity.
- **Social:** No report.

**8. Future Meetings: Clubhouse at 4:00 pm. (Second Monday of each month)**

April 8, 2019 6:00 pm.

**Special Meeting.** Two Rivers Clubhouse.

**Meeting Adjournment:** The Meeting adjourned at 5:31pm. **Motion:** Motion to adjourn was made. (Smith; Postigo; passed)

Prepared and respectfully submitted by Christian Brockl, on behalf of the Secretary, of The Shores Home Owners Association Inc. Rick Smith.



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Rick Smith, Secretary of the Shores Homeowners Association Inc.