

# Deer Hollow Homeowners' Association, Inc.

## Board of Directors' Meeting

April 5, 2021- 6:30 p.m.

Restoration Fellowship Church, Oasis Room  
5614 Richardson Road, Sarasota, FL 34232

1. **Call the Board of Directors' meeting to order, establish a quorum (attendance) & procedure:** The meeting was called to order at 6:30 p.m. by John Hefflefinger and a quorum was established. The Board of Directors in attendance were: John Hefflefinger, President; Laurine Heal, Secretary/Treasurer; John Beiler, Member at Large; and Bridget Spence of Casey Management.
2. A motion was made by Laurine Heal that we accept the resignation of Yolanda South. A motion was made that John Beiler become Vice President. A motion was made that we accept Marion Pennenga as Member at Large. The vote was unanimous for each motion.
3. **Approval of Minutes** - John Hefflefinger made a motion that we approve the minutes of March 1, 2021. John Beiler seconded the motion and Marion Pennenga and Laurine Heal voted yes.
4. **Manager's Report** – Bridget Spence gave an updated report on our finances.
5. **President's Report** – John Hefflefinger advised:
  - A. Signal88 Security are working out a few issues to be more effective.
  - B. Preserve "C" behind Briar Creek will be cleared April 15, 2021.
  - C. The new contract for Family Lawn Care is in the process of being renewed.
  - D. Trees will be cut behind Nelda Lane.
  - E. The power washing of all the sidewalks in the common area will be done soon.
  - F. Our annual assessment fees will possibly increase for 2022 due to added expenses in maintaining Deer Hollow.
6. **Old Business** – There were 43 non-compliance letters that went out in the month of March 2021.
7. **New Business** -
  - A. **ARC Requests** - The following ARC Modification Requests were approved ), Lot #5 (Roof), Lot #16 (Trash bin fence), Lot #55 (Driveway apron), Lot #88 (Windows), Lot #88 (Door), Lot #105 (Paint), Lot #111 (Roof), Lot #113 (Fence), Lot #121 (Fence), Lot #130 (Fence & Paint), Lot #140 (Windows & Paint), Lot #154 (Roof), Lot #167 (Roof), Lot #209 (Siding), Lot #209 (Paint), Lot #292 (Roof), Lot #297 (Paint), Lot # 328 (Screening), Lot #343 (Paint), Lot #357 (driveway), Lot #371 (Trash bin fence), Lot #384 (Paint), Lot #391 (Paint), Lot #509 (Roof), Lot #510 (Roof), Lot #548 (Fence), Lot #556 (Paint)
  - B. Motion was made by John Beiler that the Board of Directors apply Errors and Omissions stated in Articles of Incorporation of Deer Hollow Homeowners' Association, Inc., #10 Amendments – 10.3 Adoptions – to *5.30 Garbage Containers* - The subject fence must be four (4) or six (6) feet high and made of solid wood or vinyl. The motion was seconded by John Hefflefinger and Marion Pennenga and Laurine Heal voted yes. This change (adding or six (6)) will make all fences the same height.
  - C. Pet Stations – John Hefflefinger made a motion that a Pet Station be installed in the Pauma & Nelda area. John Beiler seconded the motion and Marion Pennenga and Laurine Heal voted yes.
8. **Owners' Comments** –Yard maintenance not being done was discussed. Erosion and fence maintenance were discussed. The desire was expressed to have vinyl fences added to the fence choices. Power washing the white vinyl fence that separates the apartments from Deer Hollow was voiced. The residents in attendance articulated the necessity to increase the annual assessment fees at our February 2022 meeting.
9. Next Meeting – May 3, 2021
10. **Adjournment** – John Hefflefinger made a motion to adjourn the meeting. Marion Pennenga seconded the motion and John Beiler and Laurine Heal voted yes.

Respectfully Submitted,  
*Laurine Heal*