

**High Ridge Village Homeowners Association  
2541 N. Reston Terrace  
Hernando, Fl. 34442  
March 15, 2023, Minutes**

**CALL TO ORDER:** Meeting was called to order at 6:33 P.M. by Jeff Hickman, President at the Villages Services – 2541 N. Reston Terrace Hernando, Fl. 34442.

**Establish Quorum**

Quorum was established

**BOARD MEMBERS IN ATTENDANCE:**

Jeff Hickman (President)

Susan Derouin (Treasurer) – **ABSENT**

John Hickey (Vice President)

Steve Kendjelic (Director)

Lisa Dobyanski (Secretary)

Also in attendance was CAM Kristina Jones and Geri Bond of VSC

**MINUTES:**

- A Motion was made by Lisa Dobyanski, Secretary to approve 8/29/2022 minutes and 2<sup>nd</sup> by Jeff Hickman, President. All in favor. Motion passed.
- A Motion was made by Lisa Dobyanski, Secretary to approve 12/9/2022 minutes and 2<sup>nd</sup> by Jeff Hickman, President. All in favor. Motion passed.
- A Motion was made by Lisa Dobyanski, Secretary to approve 2/15/2023 Re-Org minutes and 2<sup>nd</sup> by Jeff Hickman, President. All in favor. Motion passed.

**FINANCIAL REPORT:**

A Motion was made by John Hickey, Vice President to approve the February 2023 financial statements, 2<sup>nd</sup> by Jeff Hickman, President. All in favor, Motion passed.

**OLD BUSINESS:**

A Motion was made by John Hickey, Vice President to replace 29 Street Light Bulbs to 100 Watt LEDs with \$1.00 increase per light with a 10 Year contract, and 2<sup>nd</sup> by Jeff Hickman, President. All in Favor. Motion Passed.

New poles are \$1,000.00 a piece to install. Board will revisit after new light bulbs are installed to see if still needed.

A Motion was made by Jeff Hickman, President to make a smaller reflective sign to be mounted on the white post, cost not to exceed \$400.00 and 2<sup>nd</sup> by Steve Kendjelic, Director. All in favor. Motion passed.

**NEW BUSINESS:**

A Motion was made by Jeff Hickman, President to create an association website and BOD email accounts and 2<sup>nd</sup> by Steve Kendjelic, Director. All in Favor. Motion Passed.

Discussion was had in regards to Spring Cleaning Letter to include cleaning of yard, pressure washing siding, driveway, fence, trimming of scrubs, over all cleaning of property.

**A Motion was made by Lisa Dobyanski, Secretary to allow Garage Sales with approval from BOD and 2<sup>nd</sup> by Jeff Hickman, President.**

**FINES:**

**A Motion was made by John Hickey, Vice President to move forward with final notice for fine letter to the following and 2<sup>nd</sup> by Jeff Hickman, President. All in Favor. Motion Passed.**

- 3496 Vonnegut Pt.

**A Motion was made by Lisa Dobyanski, Secretary to have Anne Hawthorn send a final violation letter to the bellow address and 2<sup>nd</sup> by John Hickey, Vice President. All in Favor. Motion Passed.**

- 391 W Salinger Lane

**Collections:**

**A Motion was made by Jeff Hickman, President to move forward with all current collection with Alliance Smart Collections and 2<sup>nd</sup> by Steve Kendjelic, Director. All in Favor. Motion Passed.**

**ARC :**

- **A Motion was made by Lisa Dobyanski, Secretary to approve 3498 N Michener Pt. Fence request and 2<sup>nd</sup> by John Hickey, Vice President. All in Favor. Motion Passed.**
- **A Motion was made by Jeff Hickman, President to approve 3402 N. Burroughs Path request to Build Home (with front fence being removed) and 2<sup>nd</sup> by John Hickey, Vice President. All in Favor. Motion Passed.**
- **A Motion was made by Lisa Dobyanski, Secretary to approve 449 W. Salinger Lane request to be a Rental and 2<sup>nd</sup> by Jeff Hickman, President. All in Favor. Motion Passed.**
- **A Motion was made by Steve Kendjelic, Director to approve 525 W Salinger Lane request to install pavers on driveway (so long as old concrete driveway is removed) and 2<sup>nd</sup> by Lisa Dobyanski, Secretary. All in Favor. Motion passed.**
- **A Motion was made Lisa Dobyanski, Secretary to approve 3399 Burroughs Path request to add pool and screen enclosure (so long as COI is correct to reflect High Ridge HOA as a certificate holder and additional insured and 2<sup>nd</sup> by Steve Kendjelic, Director. All in Favor. Motion Passed**

**ADJOURNMENT:**

**Motion to adjourn the meeting made by Lisa Dobyanski, Secretary and second by Steve Kendjelic, Director at 8:09 PM. All in favor, motion passed unanimously.**