

**SHERIDAN WOODS COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING**

JULY 7, 2022

**Minutes of the Board of Directors Meeting of the Sheridan Woods Community Association,
Melbourne, Florida, held at the Veterans Memorial Complex located at 2285 Minton Road, West
Melbourne, FL 32904.**

I. CALL TO ORDER:

Bob Cranmer, President called the meeting to order at 6:25 PM along with Board Members: Fred Parris, Ken Wheeler, Bruce Hallowell and Nilda Rosario. 15 residents also in attendance. Board members introduced themselves for the new residents in attendance: Greg & Dori Howard.

II. SECRETARY'S REPORTS:

1. Motion to approve the meeting minutes of May 23, 2022. Motion approved.

III. TREASURER'S REPORT:

1. Ken Wheeler has reported that as of date, SWCA is tracking well to the 2022 budget outside of a small overage on legal fees (\$1,400).
2. Bills are paid out checking acct #1 balance of \$8,400, reserve checking acct #2 balance of \$90,565 and \$52,227 in the investment account.
3. Motion to approve the Treasurer's report as presented. Motion approved.

IV. OLD BUSINESS:

1. Amendment to the C&Rs Prohibiting Profanity or Political Messages: The amendment was NOT APPROVED. Final results were: 73 homeowners responded; 40 NO; 33 YES. If the amendment is revisited in the future, it will be written in simpler terms to avoid any confusion
2. Northeast Fence Update: Tentatively scheduled for the first week of August. However, this fencing project will be readdressed once again. Although it has been replaced by previous Boards in the past, there were objections to pay for the repair again this time as the property in question partly belongs to the City of West Melbourne and the County. Bob Arnold has volunteered to meet with the City of West Melbourne and/or Brevard County officials along with Board members to resolve this issue.
3. The Board has approved the new color palette from Sherwin-Williams for our community. A link will be posted on the Sheridan Woods website. Of the approved base colors, if the homeowner wishes to choose a lighter shade of the approved color, that would be acceptable. However, if a darker shade of the approved color is preferred, the homeowner would need to put a swatch on the house and have it reviewed by the ARC before painting. **REMINDER: All exterior painting must be approved by the ARC before work is to begin.** Sherwin-Williams will offer a discount for Sheridan Woods homeowners.
4. Pond Bank Restoration Update: Awaiting options and estimates from contractors to address the repairs to the bank erosions.
5. Swing Set Replacement: In the process of getting three quotes for a commercial grade replacement which will be larger than what is currently in place.

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V. NEW BUSINESS:

1. Sidewalk Repair Bid: Several contractors were contacted but very little response back. Project involves 31 sidewalk replacements and 31 sidewalks that will need grinding. The Board has asked the residents to please forward any known contractors to them for quotes to repair these sidewalks as soon as possible.
2. The Board reiterates their position in enforcing the C&Rs as that it is part of everyone's responsibility and would like the residents to understand that the Board is doing their best to resolve issues that pertains to the community as a whole. Neighbor-to-neighbor issues does not involve the Board.

VI. MEETING ADJOURNED @ 7:05 PM