

SILVER OAKS HOMEOWNERS' ASSOCIATION, PHASE I

BOARD OF DIRECTORS MEETING

19 Mar 2026

Crestview Senior Center

Approved

I. Call to order: Cassie Segreti, call the meeting to order 631pm.

II. Roll Call: Board members present: President Cassie Segreti; Vice President Tyler James; Treasurer Kim Davis; Secretary Phil Peerboom; Architectural Committee: John Steadman
Board Members: Jason Ward, Amanda Peerboom

III. Reading and Approval of minutes for previous Board Meeting: Cassie Segreti presented the minutes of the Board meeting for Feb 2026. Cassie made a motion to approve. Kim seconded.

IV. Committee Reports:

Financial Report: Kim Davis read financial reports/findings, all in attachment. As of 28 Feb 2026, the HOA has \$11,584.52 in the checking account and \$3,192.64 in the savings account.

73% of homes have paid 25/26 dues. A process for placing liens on homes that are overdue was discussed. Homeowners will receive the original invoice which gives 45 days for payment. A second invoice assessing late fees will give an additional 30 days. The Notice Of Late Assessment required by Florida Statute will then be sent which advises we intend to take formal collection action against the property if not paid within 30 days. If still unpaid, a Notice of Intent to Lien will be sent which gives 45 days before a lien is filed. Kim motioned. Tyler seconded.

Cassie Segreti made a motion to approve the Financial Report as presented. Phil seconded the motion.

V. Architectural Committee: 1 package reviewed and approved. Following up with 3 new builds that are missing light poles.

V. Old Business:

A. Lawn Maintenance – Front Entrance – will start 1 Apr 26.

B. Chelco bill/light pole removal. We had a credit on the bill, not sure of the reason, but we will contact Chelco.

C. Please use the light poles on each lot during dark hours around the neighborhood.

VI. New Business:

A. Storage shed. \$3012.05. Will confirm location with phase 2 and get it ordered.

B. Violation letters. Will continue with certified letters being sent to homeowners.

C. We have added Zoom as monthly meetings. Quarterly in person meetings at Senior Center. Please check the Facebook page or contact a board member for info. <https://www.facebook.com/groups/1154887063418724>

Tyler motioned. Seconded Jason. All in favor.

D. We will continue working on the CCRs for review and get them restated/submitted by Sept 26 meeting.

VII. Open Forum:

- Front entrance work on median
- Front electric meter location
- Ask lawn maintenance company if they can work on median
- Runoff swell/ditch between Saratoga & Hunting Meadows. Homeowners asking what will HOA do about it.

VIII. Next Board Meeting: 16 Apr 2026 @ Via Zoom @ 6:30 pm.

IX. Adjournment: Cassie Segreti made a motion to adjourn the meeting at 7:24 pm. Kim Davis seconded the motion. Motion passed.