

# OAK RIDGE HOMEOWNERS ASSOCIATION “ORHA”



## BOARD OF DIRECTORS MEETING

September 5, 2017

955 East MLK Dr

Tarpon Springs, FL. 34689



## AGENDA

### Board of Directors

John Williams: President  
Linda Grosse: Vice President  
Annette Guiliani: Treasurer  
Danielle Phillippi: Secretary

Mike Emanuel  
Wally McKinely  
Charley Wischman  
Steve DeMatos

Restrictions Committee Chairperson: Doug Lines

**7:00 pm** – Roll call, approval of Agenda and June 27th minutes of ORHA Board meeting. Motion made to approve, motion approved.

**7:10:** Incident-Doug asked for reimbursement for legal issues pertaining to restrictions committee actions that had been taken in the past. Motion was made to reimburse Doug, motion was seconded and approved to reimburse \$48.66.

### **7:20 pm** – ORHA Fall Picnic- **Annette Guiliani**

Picnic is still set for October 14th. Need to double check the see if the softball park will be available. May need to change the date to Sunday if it is not available.

### **7:25 pm** – Community Yard Sale – **Board**

First weekend of November. Friday/Saturday/Sunday-Nov. 3, 4, 5th.

### **7:30 pm** – Annual Membership – **Annette Guiliani**

Has only received about 2 new memberships. Wally and Mike offered to help with the welcoming committee and bring welcome packets to new residents. Steve will double check mls listing report to check on new residents.

**7:35:** Landscapers-Should we hire a landscaper to maintain the Oak Ridge sign areas? Should we get some quotes for planting of some plants and maintenance? Annette and Wally will check with an Oak Ridge resident to see about pricing.

**7:40:** Oak Ridge Directory-Wally

We would like to see if there is an interest from residents to create a directory. Linda will post on Next Door to see if there is an interest.

**7:45:** Deed violations-Restrictions committee will follow up with some neighborhood violations. Should we post some reminders on the website about Pasco county code rules?

**8:00 pm** – Guest Speaker- flooding– **Doug Lines**

Doug attended the Southwest Florida Water Management District meeting on August 11th at Mitchell High School. New flood elevation maps are being developed which may affect current homeowners' mortgages and flood insurance. Discussed how elevation surveys may be needed to show that flood insurance is not needed. Then it would be submitted to FEMA to show that you are not in a flood zone. A letter will be sent to you saying that you do not require it. Then the letter needs to be filed with the mortgage lender to prove that you do not need flood insurance.

Conveyance of Duck Slough is not appropriate. Heritage Springs holds water even after water levels have dropped elsewhere. The Outflow point at Oak Ridge needs to be cleaned out and widened. There has been some discussion of redirecting water to Starkey Park area to use as a holding reservoir. The county needs to stop issuing building permits with older guidelines for new developments, flooding issues will increase.

**8:30 pm** – Discussed posting on next door about learning about more information and posting a link to the Oak Ridge Website to increase traffic to the website. Wally shared that a resident in Oak Ridge is in need. May need rides to the grocery store. How can we help more?

**8:45:** Motion made to adjourn, motion seconded.