

The November 5,2008 Board of Director's meetings for The Falls of Sheridan was called to order at 7:00 PM by President,Russ Schaad.

The minutes of the October meeting were reviewed. A motion was made by Bea Vargas and seconded by Bruce Douty to accept the minutes as read.

Elaine Bryson, Treasurer, reported there is \$4,644.38 in the checking account,\$118,783.74 in CD's and \$134,129.74 in Investments. Our total assets are \$258,557.86. Elaine reported that the Association annual dues will be mailed to homeowners by the 15th of the month. She also stated there will be a budget meeting immediately after the December meeting.

Russ Schaad reported there were seven messages to the "hotline" this past month. They were all routine and did not require Board action.

Andrea Nemeth reported there were five (5) ARC applications. They were all approved and accepted. They were:

1. Jayne 846 Potomac paint (same color)
2. Jordan 750 Conestee gutters installed
3. Coryell 662 Linville paint (same color)
4. O'Donnell 760 Conestee paint (same color)
5. Bhambri 790 Conestee landscaping

Dan Young said there had been three (3) drive-thru's by the Management Company. They were on the 3rd, 17th, and 31st. Three roofs had been cleaned and have been removed from the list. However, eight still remain to be cleaned. He stated that action will be taken next month if they have not been addressed, as this has been on going for six months. He re-instated that it was decided that the Management Co. will send out a courtesy letter first and the violation will have 10 days to be resolved. After that, a final notice will be issued. Dan mentioned there are new employees at the management company so this is a time of transition.

The Waterfalls is working well with no apparent problems.

Tony Ayala reported the man gates were repaired and everything is functioning normally at the gate . Tony had the new up-dated community directories which he gave to Ruthe Faust for delivery with the December newsletter. Tony will be leaving the area temporarily for an indefinite time and there will be a need for someone to take the responsibility for the gates. The Board will need to seek someone to fill this position that has a hard drive.

Russ Schaad stated the Lakes were still in good condition.

There was no report from the Welcoming Committee.

Ruthe Faust reported the Fall decorations had been placed at the entrance. She gave a reminder that the Christmas decorations will be done the Saturday after Thanksgiving. The City of West Melbourne honored our community with the Beautification Award for this month. We have a sign placed at the center of the waterfall landscaping. The drainage of the front common grounds was discussed and Elaine is to look into this. The position for Irrigation remains vacant ,consequently, there was no report but it was noted that all sprinklers are working satisfactory.

There was no report from the Playground Committee.

The December Newsletter deadline is the 20th of November.

Dave Schultz reported that lights at the entrance had been out and that an Electrician had been called to correct it.

Under Old Business : the irrigation to the common areas at the playground area still has not been investigated; the hiring or securing someone to be responsible for our irrigation will not be addressed at this time because it is functioning satisfactory .A letter was sent to the violators displaying political signs but there were no results. Ruthe Faust reported that she and Elaine had met and consolidated and simplifies the proposed revised covenants, Then there was another meeting with Tom Riding and he is to work on the corrections. The final step when Tom completes this, will be to give it to the BoD's so they can have the revised covenants printed and have them included with the Election package. The proposed covenants will be discussed at the Annual meeting and if additional votes are needed to pass the new covenants , canvassing will take place in order to secure their passage. .

Under new business: Dick O'Donnell has consented to be in charge of the Falls Webb site. A motion was made by Dan and seconded by Bea to establish the cost not to exceed \$6.00 per month or \$100 per year and to establish a new Webb site and name under the direction of Dick O'Donnell. The motion passed.

Russ met with Eric from Florida Gate Control The gate has been adjusted to close quicker. The Bollards can be made of cast steel for \$400.00, PVC at \$450.00 or you may do it your self. No action was taken at this time.

Beth Popovitch , a resident , came to the meeting to discuss the parking at the entrance by residents taking and picking up their children from the school bus. This is presenting a safety problem. The West Melbourne Police are to be contacted and Russ is to speak to the perpetrators. The problem will need to be resolved.

The Moscovy Ducks continue to be removed (12 in all) but there remains 8 to 10 on Lake Shoshone. An article is to be placed in the newsletter requesting residents to stop feeding the ducks

Dan Young stated that he thought the roads, that were just treated, were not holding up.

Joyce Jaeger said that there was a five year warranty on the process and the problem with the lose stones at the edge has been solved Nothing was resolved.

Russ Schaad requested there be a motion to adjourn the meeting at 8:15. Bea Vargas made the motion to adjourn and it was seconded by Bruce Douty.