

**OAK RUN HOMEOWNERS' ASSOCIATION**  
**GENERAL MEETING**  
**MAY 14, 2025**

1. **Call to Order**: Linda Skowronski called the meeting to order, welcomed everyone, led the Pledge of Allegiance, and read ORHA's Mission Statement.
2. **Roll Call**: Directors in attendance were Linda Skowronski, Doug Fawley, Ritch Winter, and Ali Inman.
3. **Agenda**: Doug Fawley made a motion to accept the agenda. Ritch Winter seconded the motion, and the motion was approved.
4. **Minutes**: Ritch Winter made a motion to approve the previous month's minutes. Doug Fawley seconded the motion, and the motion was approved.
5. **Guest Speaker**: Mr. Bob Schmidt introduced the guest speaker, Alex from Guardian Home Solar. Ale gave a succinct presentation on the benefits, costs, etc. of using solar power.
6. **Treasurers Report**: Presented by Patty Waddell. With no questions, the report was accepted.
7. **ORAL/Security**: Brian Fisher:
  - 12 service calls (fire, EMS)
  - 8 traffic stops
  - 4 911 hang-ups
  - 55 civil non-criminal reports
  - 6 assault/battery reports
  - 1 domestic report

- 4 fraud reports

Brian also announced ORAL is looking to hire someone for a few hours a week.

8. **Old Business:** Volunteers are needed for ORHA Assist Secretary AND Chair for the Business Center.

9. **New Business:**

- There will be no Pancake Breakfast in June.
- Clubs and organizations are reminded to clean up the facilities after use.

10. **Residents Comments:**

- Ana Warga reminded the residents of the upcoming Town Hall Meeting being held at Palm Grove at 6:30 pm on May 21. She also asked that management consider installing vinyl privacy fencing for residents in NBHD 8.

- There were a considerable number of residents in attendance to discuss maintained lots. Linda asked Paul Rebello to speak on their behalf. The topics covered were their displeasure with irrigation, mulch, fertilizer and lack of communication. Ali noted that the mulch that has been put down is the proper for the type of mulch used. However, she also noted that she and Malcolm will be riding around the affected neighborhoods next week. Those neighborhoods are The Preserve, Woodside, and Bay Tree Green. Ali also encouraged residents to complete forms online for these issues as ORAL has a new program (NOTION) that will allow management to see the status of ARBS; completion, partial, not yet.

11. **Neighborhood Rep Comments:**

- Joanne Keane (NBHD #18) complimented ORAL on many landscaping issues that have been resolved. She also announced that many of the residents are now submitting forms as requested.

- Joe St. Lawrence (NBHD #2) questioned the use of the warehouses as the areas around them are a mess. Ali noted that work is being done to clean them out and will find out more information.

- Mary Erickson stated that residents should use their NBHD reps to report issues before bringing them up to a general meeting. Ali again encouraged residents to use oakrunflorida.com to submit their requests and this will provide a paper trail for those requests.

## 11. Directors Comments:

- Ritch Winter suggested residents review the video Corey made regarding Oak Run; it was valuable and informative.

- Ali Inman provided the following updates from the NBHD Rep meeting:

+ #1 - a new homeowner who is looking to bring their maintained lot back to its original state will be provided a grace period upon receipt of a plan of action.

+ #3 - nothing will be done to the median at 86<sup>th</sup>

+ #10 - regarding the resident burning trash, a name and address is requested

+ #14 - if the tall grass is part of an easement, it will not be mowed.

+ #23 - it is the residents' responsibility to notify Universal to clean up the hydraulic fluid in the street, not ORALs.

+ #25 - entrance wall/trees on schedule

Palm Grove chairs are still in usable condition and will not be replaced soon however the chairs at the Island Club will be replaced in June.

+ the Oak Run Bar and Grill will be bringing back breakfast; will be closed on Sundays only; new hours will be 11 am - 8 pm; and they are working on a new menu.

+ Philips Printing will be going back to using small boxes for the newsletters; reps do not have to return the boxes.

Next Meetings will be:

- NBHD Rep Mtg, Monday June 2, at 9 am in the Island Club
- ORHA Workshop, Monday June 2, at 1 pm at Palm Grove
- General Mtg, Wednesday, June 11, at 9 am in the Orchid Club

With no more business to be conducted, Linda Skowronski made a motion to adjourn the meeting. Doug Fawley seconded, all were in favor and the meeting was adjourned.

Respectfully Submitted,

**Linda Skowronski**