

STONEHEDGE RESIDENTS INCORPORATED (SRI)

SRI BOARD AGENDA MEETING

October 15, 2025, Agenda Meeting was called to order at 9:00 am. Cliff Thomson presided.

Roll Call: Thomson, Ellingson, Curvin, Finley-Donohue, Horaney, Huffman, Rice, Tudor, Williams absent, Curry and other residents present

Thomson: Welcomed new members unit 202 Kim & Frank Hall,
Budget Envelopes are ready and need to be picked up by 2:00

Agenda

Review of Architectural Request:

Huffman: We have two applications for review:

Unit 206: Painting white with light purple trim

Huffman motion to Approve, Motion 2nd, All Approved

Unit 209: PVC skirting around the bottom of the unit.

Huffman motion to Approve, Motion 2nd, All Approved

General Discussion:

Thomson:

- Ameritech's contract is with Mike Perez for review and signature. Ameritech also informed us about a merger with Summit Property Management According to Mike, there should not be any problems. Our contract is with Ameritech. This is not a buyout or ownership situation; it is a merger to solicit additional services.
- Final Reserve study will be discussed at the October Board meeting.
- Reached out to lawyers for an opinion on the Florida open Carry law. Will be discussing and making a policy decision.
- Board has discussed eliminating one dumpster and/or replacing it with a larger one for cost efficiency

Tudor:

- Requested Lisa's to track complaints about lawn mower damage and TruGreen's performance. Huffman has been looking at new vendors for both Trugreen and lawn care and will hand over the information to the BMR Committee.
- Reported ongoing irrigation system tampering issues
- Announced a free charity event featuring karaoke on November 8th at club house

Rice:

- Requested update on dog walking area proposed in April. Will discuss at board meeting
- Salisbury sent a proposal for a windscreen with the Stonehenge logo, for the shuffleboard courts which would like to discuss at the Board meeting.

Huffman:

- Shared updates on an upcoming efficiency check of the clubhouse by Duke Energy, potential rebates for new air conditioners, and the possibility of a new white roof eligible for a rebate.
- Brought up a capital fee of \$500 for new owners, which needs to be discussed by lawyers.

Horaney:

- Pick up your Budget envelopes at the office.

Curry:

- I am getting bids for office flooring replacement that I hope to have ready by board meeting.
- Electric pedestals we have 8-9 that will need to be replaced by end of the year. They are not an emergency. And they are two gang, not four, so will be cheaper

Finley-Donohue:

- Spectrum Contract is with Spectrum Attorneys for review, should receive the final version back soon.

A motion was made and seconded to adjourn the meeting at 9:25 am.

Jean Finley-Donohue, Secretary