

SHADOW RUN COMMUNITY ASSOCIATION, INC.
May 14, 2025 at 6:00 PM at the Cabana
MEETING MINUTES

1. Meeting Start: 6:00 p.m. Pledge to Flag Open Meeting: Sue Navage
2. Establish Quorum: (3) Susan Navage, Pres.; Chris Engel, Vice Pres.; Andrea Coad, Treasurer/Secretary
3. Minutes: March meeting minutes read; Motion to approve: Andrea Coad, 2nd: Susan Navage; All in favor
4. Financial Report: Operating Funds: \$27,730.90 Reserves: \$106,350.17

Past Due/ ATTY: 60 days -2; / 5 with Attorney
5. Arch Forms: 4-1-25: 12511 Knollbrook-replace fence; 12505 Glendale-replace roof; 4-18-25 12501 Ferndale - replace siding; 4-30-25 12511 Glendale - paint unit Network Gray
Motion to affirm approval of arch forms: Andrea Coad, 2nd: Susan Navage, All in favor
6. Roof: 4 bids received. Motion to approve DiMonda Roofing: Chris Engel, 2nd: Susan Navage, All in favor
7. Repairs/Parking: Motion to approve pool coping repair: Susan Navage, 2nd: Chris Engel, All in favor; Sidewalk repair bids-2; Motion to approve APD Advanced Stabilization: Susan Navage, 2nd: Chris Engel, All in favor

Motion to approve Parking rules and regulation revision: Chris Engel, 2nd: Susan Navage, All in favor
8. Insurance: Liability insurance renewed. Awaiting full Insurance Certificate from insurance agent.
9. Trees: Motion to accept bid from Adam B's Tree Service: Susan Navage, 2nd: Chris Engel, All in favor
10. Cameras: Motion to approve purchase of new monitor and flash drive by Susan Navage, 2nd: Chris Engel, All in favor.

Volunteers to monitor cameras: Marty Leibowitz, Ann Murtagh

11. Fining Committee: Motion to appoint Ann Murtagh - Susan Navage
Motion to approve: Chris Engel, 2nd: Andrea Coad, All in favor

Discussion: Speed bumps - to be addressed during street paving
Parking - rules and regulations input by members

12. Motion to adjourn 7:30 P.M.by Susan Navage, 2nd: Andrea Coad,
All in favor: