

**SHADOW RUN COMMUNITY ASSOCIATION, INC.**  
**June 3rd, 2026 at CABANA**  
**BOARD MEETING MINUTES - UNOFFICIAL**

Meeting Start: 6:01 p.m. 1. Pledge to Flag      Open Meeting: Susan Navage

2. Established Quorum: Susan Navage, Pres.; Andrea Coad, Treas./Sec.  
Chris Engel, Vice Pres. attended at 6:05 pm

3. Read & Approve Minutes: Meeting Minutes of March 25, 2026 and April 22, 2026 read.  
Motion to approve by Andrea Coad, 2nd: Susan Navage. All in favor

4. Financial Reports: Operating Funds:   \$ 43,220.89  
Reserves:                               134,261.65

In Collections: 4

5. Arch Approvals: May 14, 2026 - 12521 Knollbrook Ln, window replacement 3 front,  
hurricane impact, white, no grid, May 22, 2026 - 12525 Knollbrook Ln, remove pine tree

Motion to approve 12521 & 12525 Knollbrook arch forms by Andrea Coad, 2nd: Susan  
Navage, All in favor

Motion to deny 12437 Knollbrook Ln, decorative garage door hinges by Susan Navage,  
2nd: Andrea Coad. All in favor

6. Suspension for delinquencies: Motion to suspend privileges for all delinquencies placed  
with attorney by Susan Navage, 2nd: Chris Engel. All in favor

7. Pet Policy Review: On identified complaints, Management will send violation letters for the  
offense.

8. Pool/ Cabana Review: Motion to approve Leak Locators \$799.00 service call, \$ 1,800.00  
repair by Susan Navage, 2nd: Chris Engel. All in favor. Motion to approve \$400.00 for  
camera installation by Susan Navage. 2nd: Andrea Coad. All in favor.

9. Community Discussion: Highlights of Rules and Regulations of Pet Policy discussed with  
residents. Lounge chairs and umbrellas purchased. Umbrellas to be stored in cabana  
when not in use. Pool will be posted closed during repair.

Motion to adjourn 6:37 p.m. by Susan Navage, 2nd: Andrea Coad. All in favor