

# Inverness Homeowners' Association

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## 2019 Inverness Homeowners Association Annual Meeting

January 8, 2019

The 2019 Inverness Homeowners Association (HOA) annual meeting was held Tuesday, January 8, at A.K Suter Elementary School. After a few minutes to “meet and greet” neighbors, HOA President Dave Hemphill called the meeting to order at 7:15. Approximately 40 residents were in attendance.

The first order of business was an introduction of the current Board and a self-introduction by residents in attendance. The number of attendees living in Inverness for 20+ years was evidence of a stable core in the subdivision.

Next up was a discussion of rumors of development possibilities in the vacant city property between Summit Blvd and Inverness. While this property has historically been a safety zone for the airport, this is no longer the case. The new city fire station on Summit is nearly complete. A new city soccer complex currently under consideration at the YMCA/Hitzman-Optimist Park property on Langley Ave is being resisted by some Scenic Heights residents. If the city were to consider alternative locations, the Summit property could be a candidate. Further development of this property, currently used by kids and dog walkers, could be detrimental to Inverness. This is a situation the HOA will be monitoring.

The issue of speed control within the subdivision was brought up. Last year's initiative of petitioning for speed bumps did not meet the city's requirements for approval by a majority of affected residents. Temporary signs placed by the HOA in the past year pleading for slower speeds were largely ineffective. The alternative of stop signs at strategic locations was again brought up. While previous discussion with city staff indicated unwillingness to use stop signs for speed control, the recent change in city administration may open a different avenue for approaching this issue. The committee will take this for action.

In the annual drawing for a refund among those who have already paid their 2019 HOA dues, the winner was Dan Rowe.

Discussion moved to repair/replacement alternatives for the “Inverness” signs on each side of the entrance. The HOA treasury has funds available and the Board has pursued alternatives this year. Photos, included in the HOA mailout prior to the meeting, of various options for replacement with sturdy, individual metal letters were presented and discussed. The option of block INVERNESS letters on the brick walls was generally preferred - with the color and brick wall background to be determined by further artistic consultation.

Dave Hemphill discussed the Inverness covenants which define the rights and responsibilities of the subdivision homeowners and the need for an update as the covenants are now over 30 years old. When updated and approved, individual homeowners can elect to be governed by the existing covenants or the revision, but as properties turn over, all new owners will be covered by the revised covenants. This evolution will eventually phase out the original/current version. The needed revision will be an action item this year.

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There have been several instances of the city doing repairs/leveling of subdivision sidewalks. Additional requirements for repairs can be identified to the city by calling their 311 number.

Prior to concluding the meeting, the election of the Board for the new year was held. Current members Dave Hemphill, Jerry Mintz, Kent Nesvik, Monica Moore, Tim Fox, Rock Penfold, Bobby Cooley and Mike Krieger agreed to return if desired, and Gene Klos and Brett Aldridge also volunteered to serve. This Board received HOA approval.

The annual meeting concluded at approximately 8:15.

Following the annual meeting, the new Board met briefly. With election of officers, Dave Hemphill will remain President; Kent Nesvik, Vice-President and Architectural Committee; Jerry Mintz, Treasurer; and Mike Krieger, Secretary. The Board also approved moving forward with a contract with Fluid Metalworks for the production and installation of the block INVERNESS letters. In the interim, decisions will be made on the color of the letters and the desired brick wall background.