

Hawks Pointe Board of Directors Meeting
Thursday, April 21, 2016
Enterprise Learning Academy Cafeteria

Present: Sandy Lain, Wayne Seibold, Nisha Beharry; Kathy Melton represented The CAM Team.
Homeowners Present: Sandra Lain, Keshan Beharry, Mark & Holli Garrard, Mr. & Mrs. Cook, and Thi Tai.

Meeting called to order at 6:33 p.m. by President, Sandy Lain. A quorum was present. Sandy Lain informed those in attendance that the meeting was being recorded. The purpose of the meeting was to handle outstanding items from the March meeting.

The Board members were introduced. The meeting will follow Roberts Rules of Order. Homeowners may speak at the beginning of the meeting. Nisha Beharry added that homeowners have three minutes to speak on each agenda item and will have the opportunity to speak prior to a vote being taken.

The compliance inspector will be given the schedule for recycling, yard waste, and trash pick-up.

A suggestion was made to add signs in the park about dogs. One of the JSO officers recommended including verbiage about the leash law.

A homeowner recommended adding a dog park area. Nisha suggested sending out a post card survey or holding a meeting at the park, possibly on a Saturday, to get more suggestions from homeowners as to what they would like to see in the park area.

An email was provided by the Association's attorney, Sean Murrell, detailing how the Board meetings should be run. Homeowners in attendance did not want the email to be read.

Minutes:

A motion was made by Sandy Lain and seconded by Wayne Seibold to waive the reading and to approve the minutes from the January 19, 2016 and March 15, 2016 Board of Directors meeting as written. None opposed. Wayne signed the minutes.

Financials:

The financials for March were emailed to the Board in advance of the meeting. Sandy reported that the balances as of March 31, 2016 were:

Operating Account	\$ 73,043.77
Money Market Account	\$ <u>24,635.06</u>
Total Funds	\$ 97,678.83

A question was asked as to where the expense for the website is being posted. The website is charged to Administrative Office Expenses.

Reminder statements for assessments were sent out on March 22nd. Collection letters will be sent in June to homeowners who have not paid their annual assessments.

The violation process was discussed. A question was raised about sending letters to homeowners to trim back trees that have grown over the fence along Collins Road as it should not be their responsibility. After discussion, the Board asked that the attorney be consulted.

The Board asked for volunteers to serve on the Architectural Review Committee. Three outstanding ARC requests were discussed.

- A request to install a white vinyl fence and gate on either side of the property and extend the privacy fence to the rear of the property was approved.
- A request to paint shutters peacock blue was approved.
- A request to install a new front door with side panels was approved.

Old Business:

A representative of Southern Recreation took pictures of the broken slide and contacted a friend who works for Qitele. He received an email that Qitele will honor the warranty on the slide. Southern Recreation will install the slide once it has been received. Qitele will cover the installation charges.

A quote was received from Enhancements Around the Home, LLC to level the trashcans in the park - \$390.00. A motion was made by Nisha to approve the quote subject to verification of licensure and insurance. Sandy seconded. None opposed and the motion carried.

Several quotes were received from Southern Recreation for additions to the playground area:

- Expand play area, install monkey bars, and install playground mulch - \$7,636.85
- Install combination football/soccer goals (pair) - \$4,785.00

A motion was made by Sandy to install the football/soccer goals at a cost of \$4,785.00. Nisha seconded. After discussion, the motion was defeated. Additional quotes will be requested. A meeting will be held in the park on Saturday, May 21st at 2:00 pm to solicit ideas from residents for improvements to the park. A rain date of May 28th was selected. A postcard will be mailed out notifying owners and residents of the meeting dates.

Two proposals were received to install LED lights in the park:

- R&R Electric - \$1,985.00
- AllState Electrical Contractors - \$2,298.00

Nisha made a motion to approve the R&R Electric proposal with the stipulation that the licensure and insurance are up-to-date. Wayne seconded. None opposed and the motion carried.

Lake Doctors treated the ponds last Tuesday. A pond map was provided to the Board. Ponds 2, 3, and 4 are "boaters", and all of the outfalls have been inspected and are in good condition. In May, 150 grass carp will be stocked in the ponds. The monthly pond report is posted on the website.

Three proposals were received for a Deed Restricted sign for the Collins Road entrance:

- Banners & Signs - \$465.45
- Buchanan Sign & Flag - \$447.02
- First Coast Signs - \$368.25

The matter was tabled so that quotes for installation could be requested.

New Business:

Sandy requested approval to purchase two additional sets of letters for the message board signs. Wayne made a motion to approve the purchase of two sets of letters. Nisha seconded. None opposed and the motion carried.

Mrs. Thomas has indicated that she would be interested in starting a fitness/walking club. The matter was tabled until Mrs. Thomas could be in attendance.

The Board is interested in installing signs at the park regarding dogs and park rules. Several sign companies will be contacted for sample wording and quotes to purchase and install. Three signs are needed (one for each entrance to the park).

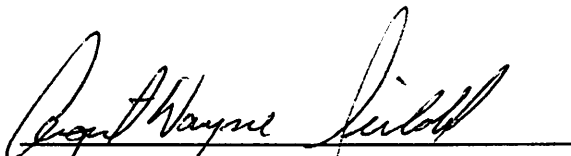
Document and email distribution by the Board was discussed. Per the attorney, the Board can communicate via email and discuss business, however votes cannot be taken by email. Votes must be taken at a properly noticed Board meeting.

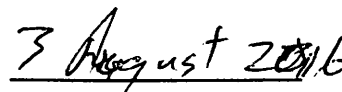
The distribution of information to Vice-President Elizabeth Thomas was revisited. Nisha made a motion to add Vice-President Elizabeth Thomas to the JSO log distribution list. Sandy Seconded. After discussion, Nisha amended the motion on the floor to include the Monthly JSO Schedule. Sandy seconded. The motion carried with two votes in favor (Nisha and Wayne), and one opposed (Sandy). Information in the reports is confidential, and Officer Goldstein should only be contacted by the Board President or Management.

Nisha made a motion to allow Vice-President Elizabeth Thomas to vote during ARC meetings if another Board member cannot be there. Sandy seconded. After discussion, the motion was tabled. Nisha made a motion to form an ARC Committee with Sandy Lain, Wayne Seibold, Elizabeth Thomas, and Nisha Beharry as members. Sandy seconded. None opposed and the motion carried. Additional members will be solicited for the ARC Committee.

Sandy made a motion to allow Board members to speak to vendors. Wayne seconded. None opposed and the motion carried.

All business being completed, Sandy made a motion to adjourn. Nisha seconded. None opposed and the meeting was adjourned at 8:43 pm.


Signature


Date