



Kingsmill Homeowners Association

P.O. Box 361834 ♦ Melbourne, Florida 32936

Minutes of the Board of Directors Budget Meeting

October 20, 2008

A Board of Directors budget meeting was called to order by President Nelly Slaughter at 7:05 p.m.

Board members present: Nelly Slaughter –President Jim Teele-Treasurer
 Pete Myers – Vice President Christine Foster-Director
 Alina Miller-ARC

The Board began a discussion regarding the 2009 proposed budget:

- It was noted that a check was not sent out to Lake Crest Community Church for payment of the use of their facilities during the last community meeting. Jim will remedy this by sending them a \$50 check.
- Crossroad Community Church will be sent a check in the amount of \$40 for the use of their facilities for the upcoming HOA community meeting.
- Association meetings cost was set at \$250.00, an increase indicating the additional cost of supplying refreshments during meetings.
- Corporation fee to the State was set at \$62.00. The officers on the Corporation need to be amended to reflect the new Board.
- Tax preparation budget will be reduced from \$375.00 and set at \$225.00.
- Garage sale advertisements will be increased from \$150.00 to \$200.00.
- Front entrance Christmas lighting will remain set at \$100.00
- Front entrance flags will remain set at \$120.00
- Front entrance landscaping will remain set at \$1000.00.
- Lawn service will remain set at \$15,000.00. Additional bids are being compiled to have on record and for comparison. The scope of work included in the bid should be very clear.
- Liability insurance was reduced from \$8100.00 to \$6000.00 as rates have lowered.

- Maintenance and Repairs will remain set at \$2098.00. These costs are for existing equipment.
- Office supplies will remain set at \$350.00. The majority of the funds set for 2008 have not been spent, however large expenses can occur at any one time.
- Postage and delivery has increased from \$300.00 to \$550.00 due to increase in postal rates.
- Printing and reproduction remains set at \$250.00.
- Taxes reduced from \$400.00 to \$100.00.
- Utilities remain set at \$800.00. Lighting at each park and front entrance needs repairing.
- Ponds remains set at \$3900.00.
 1. Funds spent in 2008 were discussed, specifically \$1850.00 itemized as trimming. This was paid for clearing out of underbrush at the north side of the west canal because of the fire hazard.
 2. Although not impacting water flow, Nelly requested that the contractor clear out the plants that are in the west canal near the outflow box. Jim will advise the contractor.
 3. Jim will send Nelly copies of the insurance coverage that the contractor has for liability insurance.
- East and West pond repair initially increased from \$5000.00 to \$10,000.00. Upon discussion this amount was reduced to \$6600.00.
 1. The 2008 budget for the west canal was over spent by \$5050.00. This was due to obtaining favorable rates for additional fill dirt that was needed for the improvements.
 2. 38 loads of fill dirt have been added to the west canal with an additional 82 loads needed. The amount of dirt needed for the improvements was determined when the plans were first drawn up 4-5 years ago.
 3. The permit for the improvements expires in 2009. If the work is delayed then a new permit will have to be obtained at an additional cost and more delays.
 4. Jim will send plans for the repairs and improvements to the east and west canal to Nelly. No specific board meeting minutes are available regarding the approval of said plans. However, each yearly budget meeting since the plans were implemented included these improvements and was approved.
 5. According to Jim the flooding of the subdivision was not a result of any issues with the canals. The flooding can be attributed to the inadequacy of County pipes to accommodate the enormous amount of water that occurred in a short amount of time. The County has assessed the problem and has plans to remedy the issue but they have no budget for the improvements needed.

6. There remains a problem regarding the gates to the canals being left unlocked. These canals are accessible to any Kingsmill homeowner with the combination as well as any Longwood homeowner with the combination. It cannot be determined who leaves them unlocked. Therefore, if anyone sees the gates unlocked then they are to take a moment and lock the gates.
- East and West Park Improvements remains set at \$5000.00.
 1. Christina stated that the new park tables and benches will be installed by Christmas. She is waiting for one additional bid before submitting the information to the board.
 2. As of the end of 2008 there is \$8400.00 available for park improvements. The table and benches will be deducted from this amount. An additional \$5000.00 is budgeted for 2009. A total of \$13,400.00 for 2009 will be available for improvements minus the cost of the table and benches.
 - Cash reserve fund will be itemized to reflect the amount of funds available for park improvements and pond repairs.

The Board voted on the 2009 proposed budget as amended and it was passed.

- Jim will email the amended 2009 budget to the Board members.

Adjournment

- The meeting was adjourned at 9:10 p.m. by Nelly Slaughter.

Minutes submitted by: Alina Miller

Minutes approved by: