

- **Does an application need to be submitted if the color of the home is not being changed?**
 3. ARC response: Yes, an application needs to be submitted for consideration regardless of whether the color is being changed or not.

- **Does the ARC oversee the condition of a homeowner's driveway and sidewalks?**
 4. ARC response: Gentle reminders have been sent out via the website and the newsletter advising homeowners that they are responsible to maintain their lawns by mowing and also edging their sidewalks as this can be a hazard. They have also been informed that pressure cleaning their sidewalks and driveways helps to maintain the clean and tidy appearance of their home and the neighborhood. Courtesy letters have also been sent out the homeowners that they address these issues. However, if the homeowner is violating the City of Melbourne ordinances then they can be reported to the City Code Officer as well.

Jim Teele, the association treasurer, addressed the community regarding the 2008 budget. The following items on the budget were discussed:

- Association Meetings- The cost of refreshments was not budgeted for in 2008. However, it was decided to offer refreshments to the community during the annual meetings, thus the expenditure listed.
- Association dues- Five homeowners have defaulted on their dues several due to foreclosure. However, liens have not been placed on their homes. When the homes sell the outstanding dues will be recouped.
- Park improvements- Budget from 2008 and previous years will be combined with budget for 2009 in order to purchase additional equipment for the parks. Previous equipment was stolen, perhaps due to weak installation. New equipment will be metal with plastic coating. However, there are no guarantees that it will not eventually succumb to rust. They will be cemented into place, hopefully inhibiting theft. **A homeowner requested that information regarding park equipment be posted to the website.** The board will update the website when the information is available.
- Retention Pond repair- The expenditures cover the addition of dirt to the east and west retention pond to extend the berms. This will allow for maintenance equipment to operate in the canal areas without danger of falling into the water. The dues paid by Association members allows for repairs to be made incrementally. The budget was overspent by \$5050.00 in order to purchase additional fill at a favorable rate. **A homeowner asked why the trucks working in these areas were allowed to remain there for days on end even when not working the area. It was also asked whether or not Kingsmill would be liable for any damages or injuries with regards to the equipment.** Jim explained that allowing the contractor to keep his equipment there helps to keep the rates down. He also stated that the contractor has a 2 million dollar liability

policy. **The homeowners requested that the equipment not be allowed to remain on site after daily work is completed and that 3 additional bids be obtained for comparison.** The board will relay that information to the contractor and is presently obtaining additional bids for the work that remains to be done.

- Ponds (Aquatic treatment)- Four treatments were made in 2008 by the contractor. He is licensed by the State of Florida to perform this type of work. He uses a four wheeler to access the ponds with a sprayer that is able to reach to the opposite side of the canals. **A homeowner asked why the treatment was not working and what type of treatment was being used.** The contractor is using Rodeo, a state approved chemical that is compatible with our area and is recommended for aquatic usage. It is not known what concentration he is using, or whether the rainy season affects the effectiveness of the chemical. He is not using mechanical means (hand removal) in conjunction with the chemicals. The board is presently getting information from biologists with the State of Florida regarding the plants present in our canals and the most effective means of removal. Three additional bids will be obtained from contractors for the work needed to properly maintain the canals.
A homeowner asked if the condition of the canals had anything to do with the flooding that was experienced during tropical storm Fay. Jim explained that the water flow in the canals was good. The flooding problem occurred because of the inadequacy of the pipes located to the south of Kingsmill on Aurora Rd. under a homeowner's driveway and because we are receiving water from other subdivisions. After describing the route the water takes, Jim stated that the County is aware of the problem and has engineered plans to remedy the issue. However, the County has not budgeted for these repairs. The association board members will be meeting with the individual county commissioners and with the county commission board as a whole to present the issue. Homeowners are welcomed and encouraged to attend these meetings. Information will be posted to the website.
- Garage sale- **A homeowner asked if it was necessary to have two garage sales per year as one might be more cost effective in saving advertisement fees. He also stated that those homeowners who choose to participate in the garage sale be asked to pay for the advertisement.** Nelly explained that many people expect the Association to have two garage sales and that it is up to each homeowner whether or not to participate.
- Front entrance lights- **A homeowner asked why the lights were not working properly and what the plans are for repairs.** Jim stated that he needed to replace the photo cell that is no longer working. He is also in the process of getting 3 bids from suppliers for new light fixtures. The existed fixtures have corroded and some no longer function. These bids will be brought before the board and voted on. Jim will do the installation of the new fixtures.
- Pot hole at entrance- **A homeowner asked what if anything could be done to repair the pot hole and if cement can be used to fill the area.** Jim responded that a couple of methods have been attempted to repair the damage...dirt and gravel. However, since the community is requesting a more permanent solution he will get 3 bids to repair the problem with a concrete berm. This will be brought before the board for a vote.

- Markings on streets- **A homeowner asked what were the different markings on the streets.** Jim explained that the City comes in and places different colored markings to identify the locations of water and sewage lines.
- Signatures on checks- **A homeowner asked if two signatures were required on each check issued by the Association.** Alina responded that there were 2 people authorized to sign the checks, Nelly and Jim, but that two signatures on each check was not required. Jim explained that this requirement is in our by-laws. He also explained that the checking account was open through online banking to all voting board members and that if any homeowner wanted to access that information they only need to contact Jim with the request. Pete stated that he would place a motion before the board at our next meeting regarding implementing a policy to have two signatures on each check. **A homeowner asked if an audit has been done on the account.** Nelly explained that an audit is very costly but that the board has already discussed the issue and is in the process of getting information together to have one performed.

Adjournment

- The meeting was adjourned at 9:00 p.m. by Nelly Slaughter.

Minutes submitted by: Alina Miller

Minutes approved by: