

KINGSMILL HOMEOWNERS ASSOCIATION

P.O. Box 361834
Melbourne, FL 32936-1834

The board of director's meeting was called to order at 7:00 PM on Thursday February 20, 2020 by President Dennis Thompson . The following board members were present:

Debra Pendergast – Director
Don Poole – Secretary

There were 3 others present.

The minutes of the January 16, 2020 meeting were read and approved.

TREASURER'S REPORT

The Treasurer's report was read and approved as corrected.



Kingsmill Homeowners Association

P.O. Box 361834 ♦ Melbourne, Florida 32936

www.kingsmill-hoa.com

Bank Balance as of February 20, 2019²⁰

Checking	x6777	\$33,317.03
Reserve Funds	x1247	\$46,379.39
		<hr/>
		\$79,696.42
Checks deposited today (0)		\$29,005.00
Cash on hand		\$108,701.42
178 (55%) FY-2020 Homeowners Dues (\$185.00) are not paid to date.		\$32,930.00
		\$141,631.42

- 2 Estoppel Certification requested in FY 2020
 - 2430 KINGDOM AVE, State Title Partners , 01-19-2020 *
 - 2445 EMPIRE AVE, Foundation Title & Settlement Services, LLC, 01-19-2020 *

Comments were made concerning some owners claiming that they did not receive their dues notices. Whether they did receive them or whether they were misplaced was discussed. Replacement notices being sent to these few owners was an option. No further action was taken. Additional comments were made concerning the possibility of paying dues online or thru credit cards. No further action was taken.

OLD BUSINESS

Front Entrance

Plants appear dead which raised the question of whether the sprinklers are working. Jim said he would check timer. A \$1,600 (approx.) quote for new plants/shrubs at the front entrance was received. A contractor was contacted to provide recommendations. Ongoing

Parks/Playgrounds

Signs denoting that no pets are allowed in playgrounds/parks have been posted.

The cost to install door-sized gates on the retention pond fences at both parks is still in-work. The fence company will be contacted again to schedule the inspection of the fences at both retention ponds and provide recommendations/quotes to make repairs. Ongoing

A \$21,250 quote for playground equipment was received which exceeds the budget of \$6,000. A recommendation to reduce the scope to just replacing the wooden was made. Kelly will be requested to ask contractor for a revised quote. Replacement of the rope-based section could be addressed separately. Ongoing

Drainage Impact Concern

A letter has been received by homes on Reign Street requesting a temporary easement to allow access to the area for storm water management excavation. Acceptance letters from these owners need to be collected and forwarded to the county so that the work can be started.

NEW BUSINESS

Architectural Review Committee

Joe Wichart, ARC Chairman received a letter requesting whether a second floor addition would be allowed on a property being considered for purchase. Joe stated that there are currently no two story houses in Kingsmill. After further discussion a motion was made by Joe to disapprove this request and any other two story addition requests which was seconded by Dennis. The vote to approve this motion was unanimous.

Miscellaneous

A former resident has been posting selling prices of Kingsmill properties on the Kingsmill social media. This has raised concern with some residents. A decision to block this agent's access to the Kingsmill social media had been requested. After discussion no further action was deemed necessary.

Some of the entrance lights around the palm trees continue to trip the GFI probably due to moisture. Since there are five GFIs, it's difficult to determine which is the problem. Removal of these lights was recommended.

CLOSING

The next meeting was scheduled for **March 19, 2020, 7:00 PM** at Beef O'Bradys which is both the Annual Meeting and the selection of next year's Board members.

The meeting was closed at **8:10** by Dennis Thompson

Respectfully Submitted, Don Poole, Secretary