

September 19, 2021
KINGSMILL HOMEOWNERS' ASSOCIATION

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

CALL TO ORDER:

The Board of Director's meeting was called to order at 4:05 PM on Sunday, September 19, 2021 by President Don Poole.

THE FOLLOWING BOARD MEMBERS WERE PRESENT:

Don Poole - President
Kris Baker – Secretary
Karen Warr- Treasurer
Tim Baker - Director
Lonnie Fessler – Director
Joe Ferriso – Director
Kelly Sheesley – Director

GUESTS PRESENT:

No guests

LAST MONTH'S MEETING MINUTES:

The minutes of the August 19, 2021 meeting were read by Kris. Motion made for approval by Lonnie and 2nd by Joe. Motion passed, all in favor.

TREASURER'S REPORT

Treasurer's report was read by Karen and motion made for approval by Kelly & Lonnie 2nd. Motion passed, all in favor.

OLD BUSINESS

- **Lake Washington Erosion:** Don sent a message to Dennis about Lake Washington erosion project status. Dennis hasn't heard anything yet about status from City **ACTION:** Dennis will contact city again. **Work in progress**
- **Project Entrance Wall/Fence:** Don contacted fence company to get survey done. Fence company wasn't able to give us contacts to help. Karen recommended a couple of places to call to get on schedule. Contacts weren't able to get on schedule. Lonnie's son-in-law, can do an arial shot and update the original survey that we had done awhile ago. Hopefully this will update the survey so we will be able to move forward with the fence project. He will know Monday. Fence company has a long lead time for materials. **ACTION:** Once we get updated survey, we will need to get updated quote for fence and find out lead time. Don will contact again. **Work in progress.**
- **Security Cameras:** Lonnie is currently testing 2 security camera products including battery life. He will let us know his results and recommendation. **ACTION:** Lonnie will research battery life. Also, where to mount them and how/where to store digital information. Lonnie will research and send out recommended products. **Work in progress.**
- **Community Block Event** No discussion. **Ongoing**
- **Canal Tree Trimming:** This project was approved last month. Work was supposed to start 2 weeks ago. Weekly mowing has not been done well and was discussed. Karen knows a resident that has a landscape business that would like to quote on the scope of work. Karen made motion to terminate contract of existing landscaper. Lonnie 2nd. All in favor. **ACTION:** Don will email existing landscape contractor to cancel all contracts due to lack of performance. effective end of September. **Work in progress.**

- **Embankment native plant options:** Kris contacted Florida Extension regarding native plants to prevent erosion. She has information on a couple of native plants recommended. Lonnie is willing to test native plants on his property as it backs up onto west embankment. Tim made a motion to spend \$100 not to exceed, to purchase recommended native plants to test out. Lonnie 2nd. All in favor. **ACTION:** Kris & Lonnie will coordinate plants, quantity, and where to purchase. **Ongoing**
- **Lights on new fence:** **ACTION:** Don & Kris will continue to look at fixtures and present next meeting. Need to find battery life information. Maintenance issue for battery replacement is concern. Low voltage fixtures also would be good to use. **Ongoing**
- **Weeding front entrance:** Kris asked on Kingsmill FB if any student would be interested in service hours to help weed front area. Four students weeded for 1.5 hrs. and the front looks great! Kris will continue to lead the student to weed as needed, probably every month until winter. The next weeding event is Friday. **Ongoing**

New Business:

- Don sent out copy of budget for review. Can be broken down into monthly of expenses. Board members to review budget & review the scope of work for year planning.
- Karen the current Treasurer is moving, and has proposed a quote using her business, to continue doing treasurer responsibilities. Karen is not resigning until house is sold. Tim made a motion to approve Karen's proposal. Lonnie 2nd. All in favor. We will still need a Treasurer on the board
- Karen would like to change banks from SunTrust to Bank of America due to monthly fees increase. Currently we are spending \$75/month bank fees to \$15/month. Karen can easily transfer account effectively. Kelly made a motion and Lonnie 2nd. All in favor. Don, Joe, Kris, & Karen will be on signature cards. Karen will start process next week.
- Karen forwarded complaint form from resident to Board. Don contacted him and sent him a link to City, to file complaint. Discussion about HOA board to fill out form to City, since Kingsmill has a complaint form. Don will fill out city form and submit.
- Budget discussion: insurance company changed, we saved money. Karen will do the budget monthly calculations and send to board members for review.
- Kelly made a motion to pay irrigation repair bill, Lonnie 2nd. All in favor.
- Palm tree lights in front entrance need to be replaced/fixed. Tim requested to get flashing lights turned off and replace lights that are burned out. Tim will help Joe with new lights and use remote to fix to nonblinking mode.
- Kris suggested to divide projects into committees, to help Don's load of responsibilities. Don has a lot on his plate, and this would help assigning a board member to a project, to work together and make it not just for president to do.
- Garage sale is October 16, Kelly will post on front sign.

CLOSING

The next meeting was scheduled for October 17, 2021, 4:00 PM currently to be held at the West Park. Attendees are asked to bring chairs.

The meeting was closed at 5:33 PM by Don Poole.

Respectfully Submitted,

Kris Baker