

KELLY POINTE HOMEOWNERS ASSOCIATION, INC.
OFFICIAL MEETING MINUTES

Crosswater Hall at Nocatee – Nocatee Room
November 7, 2016 – 6:30 P.M.

BOARD MEMBERS PRESENT	Isaac Smolko Michael Lucenti
MANAGEMENT REPRESENTATIVE	Matt Ciupak, Denise Wallace and Blaine Anderson
CALL TO ORDER	Meeting called to order at 6:30 PM
WELCOME AND INTRODUCTION	Matt welcomed homeowners who were present and introduced himself, Board Members and BCM Staff.
CERTIFICATION OF QUORUM	No Quorum (12 Proxys & 10 Homeowners) (53 Needed)
BOARD OF DIRECTORS	Carrie Bennett has resigned and the Board will appoint someone to take her place at the next board meeting. Remaining Board Members to stay in place for 2017 since no quorum was present.
2017 BUDGET & DUES	<ul style="list-style-type: none">• The dues are going from Quarterly to Annually starting in 1/1/2017.• Changing the dues to annually creates a better cash flow position.• Year to date financials are on budget
2017 INVOICES	<ul style="list-style-type: none">• Matthew advised Homeowners that the week of 11/15/2016- invoices will start going out
OPEN FORUM	<ul style="list-style-type: none">• Discussion about Yard Sale Signs and if email blast from Fun@Nocatee.com is used, then Yard Sale signs cannot be placed in community per Nocatee Rules.• Pond Algae – this is being worked on and addressed and is due to fertilization run-off• Discussion about the Entrance sign and possible updating with paint and brick facing in 2017• Sprinkler head is broken on Princess Drive and BCM Services will handle• JEA Box Cover is missing and BCM Services will address and place request with JEA to fix• Basketball Goals discussion
ADJOURNMENT	Meeting was Adjourned at 7:10PM