

**Kelly Pointe Homeowners Association, Inc.**

*Board of Directors Meeting*

*05/16/2016 – 7:00 p.m. – Nocatee Town Center (Small Meeting Room)*

**BOARD MEMBERS PRESENT** Isaac Smolko  
Michael Lucenti

**BOARD MEMBERS ABSENT** Carrie Bennett

**MANAGEMENT PRESENT** L. Denise Wallace – CAM, President of BCM Services, Inc.

**CALL TO ORDER** Meeting called to order at 7:00 p.m.

**ESTABLISHMENT OF QUORUM** Quorum established

**NOTICE POSTED** Posting of notice in compliance

**APPROVAL OF MINUTES** Minutes from the Board Meeting on 2/17/2016 were reviewed. Isaac made a motion to approve the minutes and Michael second the motion, approved 2-0.

**COMMITTEE REPORTS**  
**FINANCIAL**

- Discussed cash position
- Seventeen people are currently past due with two of the seventeen more than current quarter past due
- Discussed ramification of multiple dues payment schedule vs. one-time payment schedule.
  - Full payment one-time provides better cash position for unscheduled repairs that arise.

**ARB** Added new member to committee

**PROPERTY**

- Bids were received for landscape. Decision was made to stay with same company based on service and price.
- Current company placed on notice regarding weeds in common area, mostly in Bahia grass. Has been sprayed twice already – improvement needs to occur soon.
- Bids for drainage repairs at park came in over \$7,000. Looking at alternatives.
- Will get cost difference of mini pine bark mulch vs. regular mulch and cost for mulching twice a year vs. once a year.
- Underdrain issues along Scottsdale. County is addressing issue.

**OLD BUSINESS**

- Pond Access: Only access within Kelly Pointe is through drainage easement. Company at times can access through the JEA easement in the back.
- Newspapers in Driveway: Owners need to pick up. Company is double bagging papers
- Clearing of Cart Access: The property cleared was not Kelly Pointe land. Cleared for utility improvements.

**NEW BUSINESS**

- Speeding in Neighborhood: Remind everyone to slow down as there are many children in the community.
- Remind everyone that animals are to be kept on a leash.

**ADJOURNMENT**

There being no further business, the meeting was adjourned at 8:56 PM.