

The Point Budget Meeting Minutes
Tuesday, November 5, 2019
The Point Clubhouse

CALL TO ORDER:

The Budget Meeting of The Point Property Owners Association was called to order at 6:00 p.m. by President, Karen Shackelford.

Board Members Present: Karen Shackelford and Lynda Lewis; Kathy Melton, CAM represented The CAM Team.

Attendees: Linda Riesterer (313), Margaret Hansen (318), Sharon Griffin (320), Jerry Shackelford (323), Ron Mills (324), Stacey Jones (327), Jerry Stenski (334), and Jared Jurmu (306).

PROOF OF NOTICE:

Proof of Notice was provided by Management showing the Budget Meeting mailing was sent out to all homeowners of record in accordance with The Point documents and Florida Statute.

APPROVAL OF MINUTES:

A motion was made by Karen Shackelford to waive the reading and to approve the minutes of the the September 25, 2019 Annual Meeting as written. Lynda Lewis seconded. None opposed and the motion carried.

FINANCIALS/MANAGEMENT REPORT:

The October 2019 financials were emailed to the Board in advance of the meeting. The balance in the Operating Account as of October 31, 2019 was \$8,694.12. The balance in the Money Market Account was \$43,198.77. Two homeowners have outstanding balances as of 10.31.2019 and both have been turned over to the attorney for collection.

OLD BUSINESS: NONE

NEW BUSINESS:

Repairs to the bulkhead will be completed next week. Additional cost was incurred to install a wing wall to protect The Point property from the marina property. The total cost will be \$5,750.00. The fence will be installed as soon as the bulkhead repairs are complete.

A revised budget with an increase of \$18.00 per month was presented by the Board to those in attendance. After careful consideration, the Board felt that an increase was necessary due to increased costs for landscaping and other services, in addition to the need to build reserves for the replacement of the asphalt (a previous estimate shows the cost to be approximately \$119,000.00). Assessments have not been raised in over ten (10) years. Several homeowners expressed concern that it is a large increase and was not presented to the homeowners prior to the meeting. A homeowner recommended that a letter be sent to residents justifying the increase and to get their input. Several residents felt that the roads can be patched and resealed. A suggestion was made to dedicate an amount to a Road Reserve category so that those funds cannot be used for any other purposes. A motion was made by Karen Shackelford to approve the revised budget as presented. Lynda Lewis seconded. None opposed and the motion carried.

The next meeting is scheduled for Tuesday, January 7, 2020.

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REPORTS OF COMMITTEES:

Architectural – None

Pool – Nothing is being done inside the pool area at this time.

Landscape – Ron Mills shared that he is working closely with Landscape Remedies and is much happier with the current company than he was with LCI. He suggested that the Board consider severing front yard maintenance starting January 1, 2020 as he spends more time addressing private property versus common areas. Homeowners will still have the option to negotiate maintenance with Landscape Remedies on their own. The driveways will continue to be blown off as part of the regular property maintenance.

MEMBER CONCERNS: None

Adjournment:

All business being completed, the meeting was adjourned at 7:05 p.m.

Respectfully submitted,

Kathy Melton, CAM

A handwritten signature in black ink, appearing to read 'L. Lewis', followed by a long horizontal line extending to the right.

Lynda Lewis
PPOA Board Secretary