

The Point Budget Meeting Minutes
Tuesday, November 3, 2020
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, Tom McKelvey, and Lynda Lewis; Kathy Melton, CAM represented The CAM Team.

Attendees: Gordon Reynolds (304), David Parker (307), Linda Riesterer (313), Margaret Hansen (318), Sharon Griffin (320), Berniece Guthrie (321), and Ron Mills (324).

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 Lynda Lewis to waive the reading and to approve the minutes of the August 4, 2020 Board of Directors Meeting and the September 1, 2020 Annual Meeting as written. Tom McKelvey seconded. None opposed and the motion carried.

FINANCIALS/MANAGEMENT REPORT:

The October 2020 financials were emailed to the Board in advance of the meeting. The balance in the Operating Account as of October 31, 2020 was \$6,806.65. The balance in the Money Market Account was \$51,017.17. Two homeowners have outstanding balances as of 10.31.2020. Approval was requested to send a Notice of Intent to Lien to one homeowner. The Board approved a NOIL and suspension of rights letter.

OLD BUSINESS:

Karen Shackelford shared that it is getting more and more expensive to do things on the property. Ron Mills works with the landscapers as best he can, but it would be too expensive to have the crew out two times a week. There are several items that need to be done at the pool, including pressure washing of the pool area and of the furniture. The Board will look at putting rocks in at Lot 10 and determine if any of the area can be paved.

NEW BUSINESS:

A copy of the proposed budget was mailed to all owners of record. The budget does not call for any increase in assessments. Concern was expressed that the reserve funds are not protected and several residents would like to see monies set aside for a specific purpose, such as roads. A motion was made by Tom McKelvey to approve the budget as presented. Karen Shackelford seconded. None opposed and the motion carried.

The next meeting is scheduled for Tuesday, January 5, 2021.

REPORTS OF COMMITTEES:

Architectural – Gordon Reynolds shared that it has been a quiet year. Berniece Guthrie was given approval to enclose her garage. One more volunteer is needed for the Architectural Review Committee.

Pool – Sharon Griffin reported that the heater will be turned off by the end of the November. There are a lot of plans for the pool area, including changing the locks on the bathroom doors, either painting the red brick or installing cool deck, and new signage. Residents are reminded to be courteous, remove their trash, and stay with their guests at the pool. Lynda Lewis thanked Sharon for her work on the Pool Committee.

Landscape – Ron Mills shared that continues to work closely with Landscape Remedies and that you cannot please everybody all the time. The biggest concern is the inconsistency of service. The Board will consider getting quotes for the landscape contract after the first of the year.

MEMBER CONCERNS:

Maggie Hansen expressed concern that political signs were displayed and requested that the sign policy be enforced.

Adjournment:

All business being completed, Tom McKelvy made a motion to adjourn the meeting. Lynda Lewis seconded. The meeting was adjourned at 6:50 p.m.

Respectfully submitted,

Kathy Melton, CAM

Lynda Lewis
PPOA Board Secretary

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