

The Point Board of Directors Meeting Minutes  
Tuesday, August 16, 2022  
The Point Clubhouse

**Call to Order:** The meeting was called to order by President, Karen Shackelford at 6:00 p.m.

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

**Homeowners Present:** Sharon Griffin (320), Jerry Shackelford (323), Jerry Stenski (334), and Nick Alexander (314,315).

**MINUTES:** Tom McKelvey made a motion to waive the reading and to approve the minutes of the March 8, 2022 Board of Directors Budget Meeting as written. Karen Shackelford seconded. None opposed and the motion carried. Lynda Lewis signed the minutes.

**TREASURER'S REPORT/CAM TEAM REPORT (KATHY MELTON):**

Copies of the July 2022 financials were emailed to the Board in advance of the meeting. The balances as of July 31, 2022 were:

Operating Account	\$16,390.75
Money Market Account	<u>\$65,398.30</u>
Total Funds	\$81,789.05

One homeowner has an outstanding balance as of July 31<sup>st</sup> and a reminder statement has been sent. Fourth quarter statements will be mailed the middle of next month.

**OLD BUSINESS:**

New fencing was installed at the 310 parking area and at the north end. The county has been contacted to replace their fence at the north end. The Board is planning to replace the tops of the bulkheads at the entrance, cool deck the brick at the pool, and request a blue mailbox from USPS for the property.

A Friendly Reminder letter was mailed to all homeowners and tenants in February. A letter will be sent out to all homeowners and tenants asking them to look around their property to see if painting, repairs, and/or maintenance is needed. This will be the last reminder before violation letters are sent.

**NEW BUSINESS:**

The Annual Meeting will be scheduled for Tuesday, September 6, 2022. One seat is up for election (Karen Shackelford). If anyone is interested in running for the open seat on the Board, please contact Management.

A draft budget was provided to the Board for review. The budget meeting will be held in October. Jim King, the pool vendor, is retiring early in 2023. He is trying to find someone to buy his business. Management will reach out to other pool vendors for proposals just in case he is unsuccessful and to compare pricing.

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**COMMITTEE REPORTS:**

Architectural Review Committee – Jerry Stenski reported that homeowners are adhering to the color selections. A coral color option was approved for exterior painting but the Board is considering softening the color a little.

Pool –Sharon Griffin asked that the Board consider filling in several areas with concrete or pavers. The pool is not as cool as residents would like but it is difficult to do with the hot temperatures. The Board is considering adding a timer to the heating/cooling system.

Landscape Committee – Karen Shackelford and Lynda Lewis are working with the landscapers when they are on property. There are usually two to three workers on property during the weekly service. The Board discussed changing out some plants at the entrance that are full of weeds and replacing them with hibiscus.

**MEMBER CONCERNS:** None

**NEXT MEETING:** Annual Meeting – Tuesday, September 6, 2022

**ADJOURNMENT:** All business being completed the meeting was adjourned at 6:20 p.m.

Respectfully submitted,

Kathy Melton, CAM

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Lynda Lewis, PPOA Secretary