

**COLONIAL POINTE COMMUNITY ASSOCIATION INC.
BOARD OF DIRECTORS MINUTES**

**Pine Ridge Community Center, 15680 Pine Ridge Road
November 17, 2020**

Call to Order: The meeting was called to order at 6:02p.m. by Board President, Ava Fluty.

Notice of Posting: Notice was posted 48 hours in advance of meeting Per Florida Statute.

Quorum: Certification of quorum with five Directors present:

President:	Ava Fluty
Treasurer:	Dan Losey
Secretary:	Eunice Churchill
Director:	Dennis Corcoran
Director:	Dick Dorsett

Also in attendance Community Property Manager, Kim Luebke, and resident's Gordy Redshaw (Security) and Tonya Losey (ARC).

Reading and Approval of Minutes: A motion was made by Dick Dorsett to approve the October 6, 2020 minutes "as is". Motion was seconded by Dennis Corcoran. . All were in favor and the motion passed 5-0.

Report of Officers:

Treasurers Report: A review of each sub-category was given on 2020 budget, and a n estimate of year end variance. As of today we have more income than projected.

With the year end approaching we are well under budget, due to Projected spending being under what was anticipated.

We have approximately \$3000 left in the overall budget for projects until the end of the year.

Projects still to be completed include accent lighting at the entry way, Coupon books for HOA payments, landscaping and Christmas decorations.

Committee Reports:

ARC Committee – No requests have been received.

Landscape Committee – Final wet check for the year have been completed. Some zones may need gasket/diaphragms to be replaced in the future.

New plants/bushes will be purchased and planted out front by volunteers.

Thank you to Ava, Dennis and Dan Fluty for all your efforts to get this completed.

A motion was made by Ava Fluty to purchase plants for front of community, as well as for entry way, not to exceed \$1000. Motion was seconded by Dick Dorsett. All were in favor and motion passed 5-0

Violations – Inspections will still be made, and a watch list maintained. Sending of violation letters will begin in January.

Security Committee – Pedestrian gate has been repaired. Catch Plate had deteriorated to the point you could just push the gate open. Carter Fence manufactured a new and stronger one to replace old one.

Old Business:

1. Trimming of Black Olives/Pine Tree removal - This has been completed. During removal of the pine tree it was discovered that vines growing on the tree had also invaded some plants/shrubs in a homeowners yard. Removal of the plants impacted the privacy of said homeowners property. A screen will be installed along fence line.

Ava and Dennis are currently assessing the amount of plants needed for the front of the property, as well as the entry way. Plans are to have these planted by end of December.

A motion was made by Ava Fluty to spend \$375 to have bushes/plants removed and stumps ground. Motion was seconded by Dan Losey. All were in favor and motion passed 5-0

2. Lights at front entrance are still under discussion with vendor.
3. Mulch – Scheduled with Land Solution Services for approximately \$1 900.00
4. Call Box Post – This has been painted – thank you Dan Fluty.

New Business:

1. Newsletter will be sent to homeowners in January 2021.

Open Forum:

1. Flag – A new flag will be purchased as the current flag is showing signs of wear and tear.
2. Main Gate – A motion was made by Ava Fluty to have the main gate painted by Mr.Hanson up to \$1000. Motion was Seconded by Dennis Corcoran. All were in favor, and motion passed 5-0
3. Coupon Books – At the October 2020 meeting a vote was taken to eliminate the coupon book and use a in-house pre-printed sheet with tear-off sections for payment. It was discovered that this was not possible as the sheet did not have a “bar-code” which is required for the bank to ensure deposits are made to the correct account. Therefore the previous vote to use a coupon sheet is “Null and Void”. Bank issued coupon books will once again by utilized.
4. Christmas Decorations – A motion was made by Ava Fluty to purchase Christmas decorations for the entry gate, not to exceed \$250. Motion was seconded by Eunice Churchill. All were in favor and motion passed 5-0
5. Letters were sent to two residents concerning issues that cannot wait until the violation process is reinstated. A letter was sent to homeowner at 15041 regarding mutins on windows. A letter was also sent to 15085 regarding removal of debris.

Date/Time/Location of Next Meeting: January 19, 2021 @ 5p.m.

Meeting will be held in the community room at Pine Ridge Community Center. Masks are required for all attendees.

Adjournment: With no additional business to discuss, a motion was made by Dick Dorsett to adjourn meeting. Motion was seconded by Dan Losey, and with all in favor the meeting was adjourned at 6:55p.m.