

# COLONIAL POINTE COMMUNITY ASSOCIATION INC.

## BOARD OF DIRECTORS MEETING

Sandcastle Property Management

16266 San Carlos Blvd., Suite 10

October 22, 2024 at 5pm

**Call to Order:** The meeting was called to order at 5:00 p.m. by President, Dennis Corcoran.

**Notice of Posting:** Notice of meeting was posted at the front gate and on the community website 7 days before meeting.

**Quorum:** Certification of quorum with four Directors present:

President: Dennis Corcoran

Treasurer: Waasy Boddison

Secretary: Eunice Churchill

Director: Gordie Redshaw

Also in attendance: Matt Deavers (Community Assoc. Manager)

**Reading and Approval of Minutes:** A motion was made by Dennis Corcoran to approve the September 10, 2024 Board of Directors Minutes as written. Motion was seconded by Waasy Boddison. All were in favor and motion passed 4-0.

### **Treasurer's Report:**

There is little to no money in the accounts to cover any unforeseen expenses.

### **Committee Reports:**

#### **ARC :**

– 15042 – new paint – awaiting approval

## **Violations:**

Three homeowners have been sent letters regarding painting of garage/house, cleaning roof and planting of palm tree.

## **Security :**

Nothing to report

**Landscaping** - Albert Tack will replace 2 dead bushes at front entrance. He also advised that the application of fertilizer would be beneficial. He will apply two bags.

The Board approved the cost to apply fertilizer in the amount of \$100.

**New Business:** A representative from Tillman Fiber Company was in attendance to give a presentation on the Installation of T-Mobile Fiber in the community. T-Mobile Fiber will allow residents to stream television as well as have high speed internet capabilities. An agreement will be signed to allow Tillman Fiber access to Colonial Pointe to do a site survey. Residents will be given information regarding how to sign up for T-Mobile Internet when the time comes.

Motion by Waasy Boddision to engage Tillman Fiber Company to allow access to explore installation of Fiber in Colonial Pointe. Motion was seconded by Gordie Redshaw. All were in favor and motion passed 4-0.

Painting of the two monuments is complete. The vendor made an error in his original estimate of \$1275 and is requesting an additional \$300.

Motion was made by Dennis Corcoran to pay the additional \$300 to Michael Jobe. Motion was seconded by Gordie Redshaw. All were in favor and the motion passed 4-0.

Diamond Access provided an estimate of \$6 992.98 to repair gate after the recent damage by a resident. The bill will be presented to the homeowner for payment.

**Old Business:**

Fence Repair on Eastside estimate from vendor was \$1200.00. Danny Fluty and Dennis Corcoran cut the old posts in half, and then placed new posts alongside and tied them together, for stability and strength. Total cost was \$61.00 – thank you Danny and Dennis.

Matt presented an overview of the proposed 2025 Budget. HOA Dues will increase to \$250 per quarter which will allow our Cash Reserves to be built up over the next few years.

Budget will be mailed to homeowners two weeks before the Budget Meeting which will be held November 19, 2024.

Motion was made by Waasy Boddison to accept the Proposed 2025 Budget as presented. Motion was seconded by Gordie Redshaw. All were in favor and the motion passed 4-0.

**Date/Time/Location of Next Meeting:** Next meeting will be on November 19, 2024 at Pine Ridge Community Center, Pine Ridge Road at 6pm.

**Adjournment:** With no additional business to discuss, a motion was made by Eunice Churchill, and seconded by Dennis Corcoran to adjourn the meeting. All were in favor and the meeting adjourned at 6:30pm.