



## MINUTES OF BOARD OF DIRECTORS MEETING

October 20, 2015

The meeting was called to order by President Allen at 5:30 PM. The following Officers and Directors were in attendance: President - Gregory Allen, Treasurer - Henry Tobin, Secretary - Amanda Daugherty, Directors; Janet Fields, Doug Lamay, Jason Lyons, Charles Murray, Connie Ryan, and Derek Read.

Absent: Chris Clements, Nate Goosey, Crystal Kornblau

### **Secretary:**

- Minutes of the September 1, 2015 meeting were approved; with the correction of the previous meeting's minute approval date being modified from July 14<sup>th</sup> to read August 11, 2015.
- Mr. Timothy Petty was introduced as Director Nominee. Motion made by Henry Tobin to appoint Mr. Petty to a 3 year term as a Director of the GHPOA board. Janet Fields seconded motion. All Board Members present in favor of motion. Motion Carried.
- Newsletter: To be sent out by October 31, 2015. Requests made for the following to be included:
  - Reminder of regulations and restrictions
  - Request for Golden Hills residents to become more financially supportive of Ocala National Club and restaurant by frequenting the establishments more often, as supporting the club/golf course will help to keep our property values up.
  - Possible inclusion of quarterly financials
  - Welcoming new residents
- MSTU – Roy Varner. Sought Boards assistance with finding additional members for the MSTU board. Lorraine Weiscamp confirmed the importance of our residents' participation with tackling flooding and road improvement issues within our community.
  - The Golden Hills Turf and Country Club Municipal Service Taxing Unit for General Services was established for the purpose of providing municipal services/road improvements.
  - Special assessments for municipal services shall be a lien upon the land, on a per-parcel basis, so assessed until special assessments have been paid, and if the same becomes delinquent, shall be considered a part of the county tax subject to the same penalties, charges, fees, and remedies for enforcement and collection, and shall be enforced and collected as provided by the laws of Florida for the collection of such taxes.

- In October 2013, and each year thereafter, a special assessment was levied, not to exceed one hundred dollars (\$100.00) per parcel. The MSTU board may adjust assessments against individual parcels on the basis of justice and right.

**Treasurer:**

- Henry reported that the bank balance was \$73,146.23. Receivables were \$5,165.00. Payables were \$0.00.

**Facilities:**

- Quote of \$150.00 from Billings Lawn & Landscape was submitted for pressure washing front entry guard house & fencing. Motion by Amanda Daugherty to approve bid, seconded by Jason Lyons. All board members present in favor. Motion carried.
- Bids for the board approved round-about & front entry landscape project were reviewed and are as follows;
  - Ocala Landscape Design - bid of \$24,122.00
  - Valley Crest Landscape Maintenance - bid of \$ 21,696.00
  - Yard Stop - bid of \$16,069.00
- Motion made by Doug Lamay to award Yard Stop with contract for landscape project, seconded by Connie Ryan. All board members present in favor, with the exception of Jason Lyons who abstained from voting. Motion carried. Yard Stop to commence work in November.
- Discussion regarding Beautification, Facilities, and Grounds Committee vacancy created by resignation of John Wearry. Suggestion made that Jason Lyons fill the leadership role. Jason accepted the appointment and will promptly begin community inspections.
- Underground electric – Information is still being gathered by Crystal Kornblau and Greg Allen regarding this potential project. Estimate should be forthcoming for rough lineal foot charge for laying underground lines. President Allen stated that it would be ideal if all residents participated in this project once the financial perimeters are known, however, homeowners can choose to do this on an individual basis. Mr. Allen reported that the City appears to be anxious to get this project underway.

**Orientation and DCC:**

- Janet Fields reported all visitations were current & new residents have been given welcome packets.
- Request made by new resident to install four-board fencing on his property. According to the GHPOA deed restrictions, which are acknowledged by all residents upon purchasing a home within the community, four-board and wire is not within the confines of the approved fencing materials. The request will be denied and a suggestion made that the resident select an approved fencing type.
- Lorraine Wieskamp and Tim Petty were appointed as members of the DCC committee.
- Janet fields stated she conferred with Jackie Steckle regarding operations of the DCC committee. She passed out a checklist of DCC guidelines/procedures to members on the committee.
- Discussion regarding maintenance/restriction violations:
  - The owner of property located at 5898 NW 80<sup>th</sup> Avenue Rd was approached by board members regarding outstanding violations. The owner responded that the situation will be rectified in two weeks' time.

- Posts installed on the property located at 4411 NW 78<sup>th</sup> Ave were called into question, as they do not conform to the deed restrictions. It was stated that a variance may have been given by the previous GHPOA Board to the owner due to an issue with a high occurrence of golf carts trespassing on the property. Amanda Daugherty to research the issue with former board members and confer with the DCC committee regarding rectifying the issue.
- Signage needs to be removed from homes upon completion of work. Real estate signs shall be removed within one week of closing.

**New Business:**

- Discussion regarding establishing an Executive Committee

Meeting adjourned at 6:50 PM Next Board meeting is Tuesday, November 3rd at 5:30 PM.