**MARINA VILLAS ASSOCIATION**

**BOARD OF DIRECTORS MEETING**

**MAY 13, 2016**

PRESENT:

Janet Hutcheson, Elaine Rich, Lisa Thomas, Pat Williams and Susan Dougherty by phone (MVBOD)

Geig Lee and Diane Lee (FPM)

Bob Dougherty by phone (Member)

CALL TO ORDER:

J. Hutcheson called the meeting to order.

MINUTES:

E. Rich made a motion to accept the minutes from the April 8, 2016 meeting as written. P. Williams seconded this motion and the motion passed.

FINANCIAL REPORT:

B. Dougherty reviewed Marina Villa’s budget. He stated all income and expenses are in line but feels that the regime fees may need to be increased to meet financial obligations in the future.

CONDO ASSOCIATION REPORT:

E. Rich discussed several issues such as posting the Marina Villas minutes from the meetings on KKPOA website. Rich stated the marketing committee is researching and comparing condo expenses versus house expenses.

Rich also mentioned KKPOA is hosting a golf event on May 20th and are expecting a very high turnout.

WORK ORDERS:

G. Lee discussed work orders that are complete and ongoing.

Carpentry repairs have been completed @ 102, 344 and 142 with painting to follow.

Cables have been buried on one side of the bridges.

Lee wanted to remind everyone that all landscaping request should be submitted in writing.

OLD BUSINESS:

Roofing: G. Lee stated that he has scheduled the CertainTeed representative to come out and certify that M.V. buildings will meet requirements for 5 star CertainTeed warranty.

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Fence to block pump on Cove View: G. Lee is still working with KKPOA on this issue. Plantings may be an alternative. The deadline is January 1, 2017.

Gutter update: G. Lee stated the gutter cleaning is scheduled for the end of May or the 1st of June. Windows will be cleaned after gutter cleaning.

Landscaping: G. Lee discussed the landscaping projects that are ongoing. A River Birch was removed last week and another Hickory is scheduled to be removed as well. He stated the sprinklers will be repaired at the entry sign.

Sign update: G. Lee will be meeting with the Board of Directors after this meeting to discuss placement of the sign and will then get Mark’s approval.

Paving: G. Lee stated that the paving is projected to begin late summer or early fall.

Noise at tennis court: The Board contacted Scott Roeske and requested that blowing of courts not be done before 7:30 a.m. Scott said that he would let his workers know that if possible, this request be honored.

Irrigation system update: P. Williams stated the system is working beautifully.

NEW BUSINESS:

Letter to homeowners: J. Hutcheson will be preparing a letter to send out to owners regarding roofing, propane tanks, storage doors and satellite dishes. This letter should go out with on the next billing cycle.

Webpage: J. Hutcheson stated the webpage will be down for a time because of changes in the software made by our provider. L. Thomas will be working on this issue and hopes to have it back up by July 15, 2016.

Pot luck: P. Williams will be heading up a pot luck dinner for Saturday, July 2, 2016. This will be a great time to welcome new owners.

At this time the meeting went into executive session.

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