

KINGS POINTE HOMEOWNERS' ASSOCIATION INC.

MINUTES OF MEMBERSHIP MEETING

October 9, 2023

Bill Allen, President, opened the meeting at 7:00 p.m. Vet's President, Michael McCraney led the membership in reciting the Pledge of Allegiance. The following Board members were present:

Bill Allen	President
Bill Young	1 st Vice President
Jo Antrim	Secretary
Wanda Atkins	Treasurer
Jim Ivey	Director
Larry Young	Director
Duane Hare	Director (Absent – excused)

SECRETARY'S REPORT: Jo Antrim read the minutes of the April 10th meeting. The minutes were accepted as read.

TREASURER'S REPORT: Wanda Atkins read the financial report for the month of September. It was accepted as read.

Announcements from the President:

Report from Management

- Regina discussed Cap x projects and asked what the residents may want to put on the list. The kitchen remodel, a bigger sign, the lake carport area to be screened in and a new grill are already on the list. The problem here is there is no space to put things like a dog park, or things other parks may have because we have no space so we have to utilize what we do have.
- Reminder – Annual Tax will come out automatically with your lot rent in January.
- A discussion was held about pets and people's complaints. People need to talk directly to Regina instead of talking negatively on the street. She understands the problem, and it does not fall on deaf ears. She does speak to the people who's names she has been given. There is nothing more she can do. She would like the community's help as well, by addressing the issues directly with the people involved.
- Please keep carports, sides and back of your house clear of clutter. Read your Prospectus.
- Just because someone tells you they have already talked to me and it's been taken care of, don't always believe the word of mouth as fact. Come directly to me and discuss your concerns.
- There are major issues with the internet in the clubhouse and it's being addressed through Sun Community.
- Regina will look into the motion lights on the bingo room side of the clubhouse. It was brought to her attention that they don't always work.

COMMITTEE REPORTS

Activities: Tracey Smearman – Next Activity Meeting – November 7th at 10:00

Events: October 14th Craft and Bake Sale. Please have baked goods here by 5:00 PM on Friday. LCR on Wednesday the 15th, BYOB and a snack to share.

Future Events – LCR – November 15th, Kevin Brooks will be here from 7:00 to 10:00 PM, November 18th, Free to everyone. (This will be reviewed again before the event is held).

Thanksgiving Dinner will be held at 12:00 PM on Thursday, November 23rd. A sign up sheet will be put up the first of the month.

Sunshine Committee –LaDonna Collett – Between April and today, 9 sympathy cards, and 42 get well cards, fruit baskets, or plants were sent. Please let her know if someone knows of anyone who is sick or needs a visit. She will go to their home, and spend some time with them. She enjoys visiting.

Newsletter – Jo Antrim – Please have anything you would like put in the newsletter by the 15th. I am still working on trying to use the website to post minutes.

FMO – Bill LaBlanc – There is a FMO meeting on Thursday, Nov. 9th at 2425 Harden Blvd. He will report on back after the meeting. He gave an explanation of how FMO represents us. The dues are \$30.00 per year. We only have 34 members in the park who belong to the FMO.

The Directory has been up on the bulletin board for changes. A new copy will be put up tomorrow after it has been updated. Make any changes needed. If there are any ideas for advertisers for the newsletter, let Bill know.

Old/Unfinished Business:

Cap x Projects was discussed for next year. Item added was the drainage issues. A Fence around the property to be done in sections is already on the list. Coverage for the other side of the pool, a Tiki bar for parties and a rubber-made tub for the bocci ball, horse shoe, and corn hole equipment to be put out on the grounds where they can be more readily used are on the list already.

Bill Young – What Your HOA is Responsible For.

1. HOA Website
2. Newsletter
3. Address book
4. Bingo
- 5 Activities
6. Liability Insurance
7. Trash contract
8. Sunshine Committee
9. Insurance with FMO – Money held in escrow to back us if we ever get sued and have to go to court.
10. Welcoming Committee
11. Holiday meals – Easter, Thanksgiving, Christmas – all residents are invited to these meals.
12. We represent you and your concerns to the management.

Members can encourage other park residents to join for these reasons.

New Business:

Volunteers for the election committee are Patrick O'Connor, Peggy Pendill, Bill LaBlanc, and Steve Beller, They are responsible for receiving absentee ballots and counting the votes in December. Patrick will be chairman of this committee.

There are 6 positions open on the HOA board. It was asked what the process was. A nominating committee needs to be set up according to the bylaws. Donna Gregg, Jack Smith, LaDonna Collett, and one board member, Jim Ivey volunteered to be on the 2023 Nominating Committee. This committee will be responsible for bringing 6 names to the board for nomination.

Members from the community will also be able to nominate people at the November meeting.

All elected board members must show proof of FMO training. It will be paid for by HOA. The dates for training are posted on the HOA board.

Items from the Floor:

Michael McCraney, CAP Coordinator reiterated that the CAP program is not the sheriff's department. Call 911 if you have a concern. The sheriff's department will do drive throughs during the night if they are asked.

There was a concern brought up about the danger of large tree limbs falling on homes. Sun Communities will not trim trees. It is in your Prospectus you received when you bought your house and moved into the community. Unfortunately nothing can be done.

Sue Ivey will be taking cookie and cash donations for the Troops by November 10th.

Wanda Atkins will complete her update for CPR training, and Carl Sandlin will help with organizing a class to train interested park members. More information will follow in the near future.

BENEDICTION: Tom Stallings offered the benediction before adjournment.

President Bill Allen adjourned the meeting at 8:10 P.M

Jo Antrim

Secretary