



HARTSFIELD VILLAGE III HOMEOWNERS ASSOCIATION, INC.

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» BOARD@HARTSFIELDVILLAGE3.ORG «

GRAY UNITED MEMORIAL METHODIST CHURCH
2201 OLD BAINBRIDGE ROAD
TALLAHASSEE, FLORIDA 32303

Brendan Mulholland
President

Vacant
Vice President

Alan Peltz
Treasurer

Sharmarie S. Gray
Secretary

Sterling Arms
Member-at-Large

Brandon Wright
Web Administrator

BOARD OF DIRECTORS' MEETING

*** MINUTES ***

Monday, January 16, 2017

- I. President Brendan Mulholland called the meeting to order at 7:01 p.m. at Gray United Memorial Methodist Church located at 2201 Old Bainbridge Road, Tallahassee, Florida 32303.

II. **ATTENDEES**

President:	Brendan Mulholland
Vice President:	Vacant
Treasurer:	Alan Peltz
Secretary:	Sharmarie Gray
Member-at-Large:	Sterling Arms
Web Administrator:	Brandon Wright (absent)

OTHER ATTENDEES

John Goelz

III. **APPROVAL OF MINUTES**

The minutes for the December 19, 2016 Board meeting were reviewed, corrections noted, and approved unanimously with corrections.

IV. **REPORTS**

- A. Treasurer – the treasurer, Alan Peltz, discussed the monthly treasurer's reports.
1. Total Assets as of 1/16/17, \$12,414.42.
 2. Year-to-Date expenditures \$0.00.
- B. Collection of HOA Dues - the treasurer, Alan Peltz, advised that 22 properties have paid their 2017 dues already for a total of \$3,183.18.
- C. Member-At-Large - the member-at-large, Sterling Arms, reported 0 violations.

V. **OLD BUSINESS**

- A. Star Metro trashcan – treasurer, Alan Peltz advised that he has placed a few more calls to Star Metro and is still awaiting a return call.
- B. Paving quote for Nannas east – member-at-large, Sterling Arms presented the Board with a written quote for paving repairs to complete the remainder of Nannas Loop. North Florida Asphalt, Inc. quoted \$5,900.00 to have the job completed. Alan Peltz made a **motion to approve the paving of Nannas Loop as quoted by North Florida Asphalt, Inc.** and

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Sterling Arms seconded the motion. After brief discussion the **motion was approved unanimously.**

- C. Survey Status/Update – secretary, Sharmarie Gray advised that she hasn't done any further surveys. President, Brendan Mulholland advised that since Ms. Gray has upcoming surgery, she may hand her surveys over to him and Alan Peltz.
- D. Street Lights status – a discussion was held about the status of reviewing potential additions of light in the neighborhood. Map changes and visits to come.

VI. NEW BUSINESS

- A. Speeding/Speed bump signs – Alan Peltz made a **motion to approve the expenditures of no more than \$40.00 for the “Slow Down Only You Can Prevent Speed Bumps sign.”** The motion was seconded by Sharmarie Gray and the **motion was unanimously approved.**
- B. Review of 1/11/17 meeting held with attorney – treasurer, Alan Peltz discussed the clarification of the various articles and sections written in the HOA Bylaws. There was discussion about amending Article VIII section 7 “Multiple Offices”. Proposed wording was sent by the attorney, and suggested amendments were made by the Board to be brought before the HOA members during the Annual Homeowners' meeting. Sharmarie Gray made a **motion to accept what the attorney drafted with the addition of the clause that no two members of the Board can reside at the same physical address and that there be a minimum of 3 Board members.** Brendan Mulholland seconded the motion and the **motion was approved unanimously.**
- C. Common Area emergencies – Alan Peltz made a **motion that the member-at-large can spend up to \$50.00 a month not to exceed \$300.00 for the year on common area maintenance.** The motion was seconded by Sterling Arms and the **motion was approved by a vote of 3 to 1** (Sharmarie Gray opposed).
- D. Secretarial/Office expenses – Alan Peltz made a **motion that the secretary can spend up to \$150.00 per quarter on HOA supplies for HOA mailings.** There was no second to the motion and the **motion died on the floor.** Brendan Mulholland made a **motion that the HOA and the secretary spend no more than \$150.00 for the mailing of the proxy letters.** The motion was seconded by Sharmarie Gray and the **motion was approved unanimously.**
- E. Next Board of Directors Meeting – president, Brendan Mulholland stated that the next meeting will be the Annual Homeowners Association meeting to be held **Monday, February 20, 2017**, at 7:00 p.m.

VII. GENERAL DISCUSSION

- A. Cona Membership – there was a brief discussion regarding whether the HOA should continue its Cona membership. Research regarding the benefits of membership will be performed before making a decision.
- B. The treasurer was given the go ahead to write the check for the HOA's annual donation to Gray United Memorial Methodist Church.
- C. Alan Peltz agreed to go ahead and prepare the HOA's 2016 taxes for free.

VIII. ADJOURNMENT: The meeting was adjourned at 8:49 p.m.