



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

Chris Myrick
Vice President

Eric Niesen
Treasurer

Alan Peltz
Secretary

Sterling Arms
Member-at-Large

Brandon Wright
Web Administrator

BOARD OF DIRECTORS' MEETING

*** MINUTES ***

Monday, April 17, 2017

I. President Brendan Mulholland called the meeting to order at 7:05 pm at Gray United Memorial Methodist Church located at 2201 Old Bainbridge Road, Tallahassee, Florida 32303.

II. ATTENDEES:

President:	Brendan Mulholland
Vice President:	Chris Myrick
Treasurer:	Eric Niesen (absent)
Secretary:	Alan Peltz
Member-at-Large:	Sterling Arms
Web Administrator:	Brandon Wright (absent)

OTHER ATTENDEES:

Joan Sutton
Deann Peltz

III. APPROVAL OF MINUTES:

The Minutes from the March 20, 2017 Board Meeting was reviewed and unanimously approved, no corrections were required.

IV. REPORTS:

- A. Treasurer – the Secretary, Alan Peltz, discussed the monthly treasurer's report.
1. Check Register Balance as of 04/12/17 was \$13,558.39.
 2. Last Month's Expenditures \$5,360.10.
- B. Collection of HOA Dues - the Secretary, Alan Peltz, advised that all rental properties have paid their 2017 dues and that 7 non-rental properties have not paid their 2017 dues for a total of \$1,091.07.
- C. Member-At-Large, Sterling Arms, reported that there were no violations and that Tamarind Court and the intersection of Foster Drive and Nannas Loop has been paved at a cost of \$5,000.00.

V. UNFINISHED BUSINESS:

- A. HOA Drainage Survey - Mr. Arms reported that the property surveyor came out Friday April 14th to survey four drainage areas. One drainage area near the intersection of Jolene Lane and Nannas Loop is not on HOA property. Mr. Arms will identify dates when work may begin on cleaning out HOA common area drainage ditches.
- B. HOA Insurance - Mr. Arms stated that the HOA will have new insurance on May 5th that will have better coverage and cost less.

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- C. Front Entrance Sign Lighting and Fence Painting - Mr. Arms and Mr. Mulholland will have cost estimates for replacing the HOA front entrance sign by May 15th. Mr. Myrick will give the Board the name of a person who will do the artwork for the new sign by May 15th. Fence painting will be discussed at the next Board meeting.
- D. Additional Rules for the HOA Common Area - Mr. Peltz has posted the following rules on the HOA website; ***"The HOA will assess a \$75 fine for first offense, \$100 per offense after, for littering/dumping of items including but not limited to refuse, yard material, leaves, limbs, etc. onto HOA Common areas (property owned by HOA)."*** These new rules will be included in the May HOA newsletter which Deann Peltz will put together with the help of other homeowners.
- E. HOA Resident Survey - Mr. Mulholland said that there were 35 homes that need to be surveyed. Deann Peltz said that she will survey the 35 homes with the help of other Board members.
- F. HOA Street Lights Status – Alan Peltz made a motion that ***"Seven (7) new streetlights be added and one (1) streetlight be moved to another pole so that they will provide better lighting for the community."*** Sterling Arms seconded the motion. The **motion was approved unanimously.** Brendan Mulholland will meet with a homeowner to discuss the new streetlights.

VI. NEW BUSINESS:

- A. Liens on HOA homeowners property that have not paid their dues - Alan Peltz made a motion that ***"On May 30, 2017 a lien will be placed on any HOA homeowner that is not current with their HOA dues."*** Sterling Arms seconded the motion. Discussion followed; it was noted that there have been four (4) dues notices mailed to delinquent homeowners and that there has been **NO response** from them to the Board. The **motion was approved by a vote of 3 to 1** (Brendan Mulholland opposed).
- B. Next Board of Directors Meeting – President, Brendan Mulholland stated that the next meeting will be held Monday, May 15, 2017, at 7:00 pm at Gray Memorial United Methodist Church.

VII. GENERAL DISCUSSION:

VIII. ADJOURNMENT: The meeting was adjourned at 8:01 p.m.