



HARTSFIELD VILLAGE III HOMEOWNERS ASSOCIATION, INC.

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

Brendan Mulholland
President

Chris Myrick
Vice President

Joan Avery-Sutton
Secretary

Doug Morris
Treasurer

Danessa Hayes
Member-at-Large

Vacant
Web Administrator

2018 ANNUAL HOMEOWNERS MEETING

*** MINUTES ***

Monday, February 19, 2019

I. CALL TO ORDER

The meeting was called to order by President Brendan Mulholland @ 7:15 p.m.

II. ROLL CALL

Those present at this meeting were the following members of the Board of Directors:

President:	Brendan Mulholland
Vice President:	Chris Myrick
Secretary:	Joan Avery-Sutton
Treasurer:	Doug Morris
Member-at-Large:	Danessa Hayes
Web Administrator:	Vacant

Others present were:

Robin Wainner	Guest Speaker, City of Tallahassee, Neighborhood Services
Adam Selvidge	2278 Nannas Loop
Peggy Risby	2250 Nannas Loop
Sharmarie Gray	2381 Foster Court
Alan and Deann Peltz	2412 Solstice Court
Amy Christianson	2233 Foster Drive
Yvette McCullough	2434 Jolene Lane
Sterling Arms	2284 Nannas Loop
Michael Kresbach	2242 Foster Drive
Mary Hall	2413 Solstice Court

III. INTRODUCTION OF GUEST SPEAKER

President, Brendan Mulholland introduced the Guest Speaker, Robin Wainner from the City of Tallahassee, Neighborhood Services. The Guest Speaker provided information about services that can benefit the community. Services include community garden program, workshops that prepare neighborhoods for disaster readiness, supplies for neighborhood clean-up and Neighborhood Leadership Trainings. Neighborhood Services also serves as a liaison between the City of Tallahassee and Homeowner Associations.

IV. INTRODUCTION OF BOARD MEMBERS

Each member of the Homeowners Association Board of Directors introduced themselves by providing name, position, duties and responsibilities

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V. TREASURER'S REPORT: A copy of the following document was available to all attendees upon their arrival. Treasurer Doug Morris gave an overview of the 2019 Budget. The document included the following information (report attached):

- A. 2018 Balance Brought Forward
- B. 2019 Dues Paid as 02/16/2019
- C. 2019 Projected Expenses

VI. 2019 PLAN OF ACTION

Secretary Joan Avery-Sutton lead a discussion on the plan of action for 2019 and the implementation of the movement "Working Together and Bridging the Gap". Secretary, Joan Sutton acknowledged the previous Board of Hartsfield Village and the awesome job they did in bringing stability to the finances, major repairs and the safety of the neighborhood. However, Joan Sutton wanted to provide the direction of the current Board; in which the focus will be on making the connection within the community and building healthy partnerships with other stakeholders that may share an interest in assistance HOA's. The current Board plans to work with all homeowners within Hartsfield Village to accomplish the following:

- 1. Disaster Response and Preparation
- 2. Improve Common Areas of the neighborhood
- 3. Rebuild/Restore the Website
- 4. Identify/Discuss ways to automate or outsource HOA duties, primarily the financial services. This will ensure consistency in business practices when there is a transition in new Board members.
- 5. Conduct an assessment on the needs of our neighborhood.

VII. OPEN HOA BOARD SEATS/ELECTION

President, Brendan Mulholland announced that two seats were open for election. The two positions to be filled were Brendan Mulholland, **President** and Chris Myrick, **Vice President**.

When signing in for the meeting, Members who were eligible to vote as of 02/19/2019 were given an election ballot (blank sheet of paper). Three (3) nominations were made; Joan Avery Sutton nominated Amy Christianson, Danessa Hayes nominated Sharmarie Gray, and Alan Petlz nominated Sterling Arms. In addition, proxy forms were received authorizing the Secretary, Joan Avery-Sutton to vote on behalf of eight (8) properties. All ballots were collected by President, Brendan Mulholland to tally the votes. The two (2) names chosen for the open positions were Sharmarie Gray and Amy Christianson.

VIII. GENERAL DISCUSSION

Michael Kresbach of 2242 Foster Drive had a concern about a water and drainage issue of his property. He feels that the HOA should assist in the cost to resolve the issue because of the speed bumps that were installed under the direction/authorization of the HOA. In addition, he asked Robin Wainner of the City of Tallahassee if she was aware of what department he would need to speak with to find a solution. President Brendan Mulholland stated to Mr. Kresbach that the Board would meet with him during a future Board Meeting to discuss in further detail. However, President, Brendan Mulholland informed Mr. Kresbach that the HOA was not responsible for providing financial assistance in the cost.

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During the Annual Board Meeting, President Brendan Mulholland, announced to the homeowners of the technical issues of the HOA website. Homeowners were made aware that the Board was unable to upload documents (Board Agendas, Meeting Minutes and Financial Reports) to the website for them to assess. They were also informed that the website was in the process of being redeveloped. Once completed, all documents will be uploaded as required.

IX. ADJOURNMENT: Meeting was adjourned at 9:10 p.m.