

HICKORY LAKE ESTATES

OWNER'S ASSOCIATION, INC.

Budget & Board of Directors Meeting Virtual Meeting Via Zoom October 21, 2020 Meeting Minutes

1. Call to Order-Certifying of Quorum

Don Juceam, Board President, called the meeting to order at 6:44 p.m. Board members Diane Ward and Mary Ann Duarte were also present therefore quorum was established. It was confirmed that the meeting notice was posted at least 48 hours in advance, and the budget meeting postcard was mailed to all owners on September 30, 2020. Jeana Wynja represented McNeil Management.

2. Approval of Meeting Minutes: The Board reviewed the prior meeting minutes dated July 22, 2020 and August 27, 2020 as prepared by the Manager.

On Motion: Duly made by Diane, second by Mary Ann and carried unanimously.

Resolve: To approve the meeting minutes as presented.

3. Reports: Manager reviewed the monthly financials and delinquent accounts. Brad Ward indicated that all architectural requests are current.

4. Old Business Items

Erosion on shoreline behind 2513 Bellwood: The shoreline collapsed and needed to be secured; vendor brought in soil, compacted and placed sod on top. Completed.

Flock Safety – explain process for recovery of footage: Owners should email crime@flocksafety.com to start the process for obtaining film footage. Owners were encouraged to register their license plate numbers again with Flock as this makes searches easier to know who lives in the community and who does not. Diane will place information in the newsletter.

5. New Business Items

2021 Budget: Don presented. Proposing to increase the assessments by \$100 per year, \$50 semi-annually due to increased spending for legal, maintenance of Flock camera system, erosion needs around ponds, saving for eventual repair and/or replacement of the community wall, maintenance of recently added electrical for cameras, pressure washing of long fence behind Rosana and short fence at Bellwood, proposing to pressure wash Miami gutters/sidewalks/driveway aprons for all homesites, sealing of wood fence at empty Bellwood lot, trimming of large trees on common area, repair of wood fences, no trespassing signs around ponds, cost to send out newsletter, yard of the season signs, SWFWMD inspections every few years, maintenance of lakes per state regulations, street lights, irrigation water, required Association insurance, and maintenance of website.

On Motion: Duly made by Mary Ann, second by Don and carried unanimously.

Resolve: To approve the 2021 Budget as presented.

Deputy Fletcher, Community Resource Officer, Hillsborough County Sheriff's Department: Deputy Fletcher presented crime statistics for Hickory Lake Estates – 1 (unlocked) vehicle burglary in Hickory North; firearm was stolen. Owner asked if firearm has been found, and deputy indicated no. The owners encouraged to keep vehicles locked, as criminals will sweep communities checking for unlocked vehicle door handles.

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Postpone Annual Meeting until January 2021: Meeting has been postponed due to Florida Statute requirements for in person voting and nominations from the floor. Owners will receive notification regarding date/time/location of the annual meeting.

Revisions to the Paint Color Palette: Two paint schemes were approved by the Architectural Committee, Schemes 27 & 28. After the new palette is recorded, it will be mailed to all owners. Manager to engage Sherwin Williams for new pages to the palette books.

On Motion: Duly made by Don, second by Diane and carried unanimously.

Resolve: To approve the paint color palette as presented.

2021 Meeting Schedule: The Board approved dates for 2021 meetings: January 20, April 21, July 21 and October 20.

On Motion: Duly made by Mary Ann, second by Diane and carried unanimously.

Resolve: To approve the 2021 Meeting Schedule as presented.

Meeting signs: Mary Ann presented. Contacted 7 vendors; working to received proposals for board to review. Scope of work includes bigger signs, digital and led if possible. Both islands already have electrical.

BOCC Water Bill: Manager has been monitoring the water bill. Several months ago it was high due to adjustments made to the irrigation timer. The landscaper re-adjusted the timer. With this adjustment, the last couple of water bills have been within normal range.

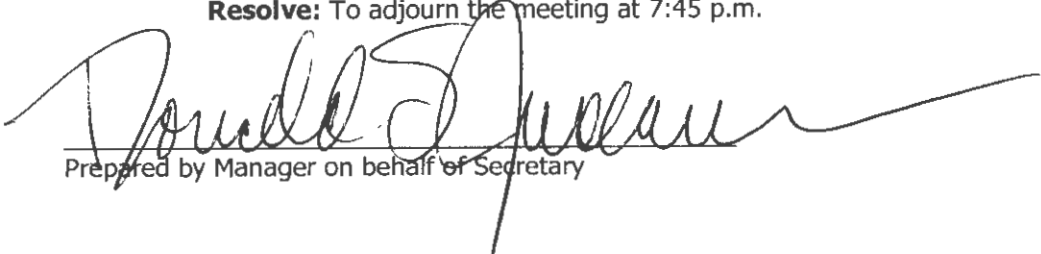
Board Comments: Don would like 360 ECO to check the drip lines and place roundup in the rocks along the outside wall; he also stated that 360 ECO has not removed the Spanish moss from the Crepe Myrtles yet; manager to communicate with vendor again. Don would like notices sent to other owners with trees hanging over the community wall; manager asked Board to send addresses as they are not clearly identifiable during surveys.

Owner Comments: Owner stated her opposition with the increase to the 2021 budget. Owner commented that Unit ID # 1112 left snag/branches on the tree that should have been trimmed to the trunk; Don indicated that he made that observation too, and most important is that limb is no longer hanging over community wall. Owner indicated that TECO hasn't responded to lights out requests; manager asked owner to send pole numbers to management and manager will submit a TECO work order request for lights out. Owner observed tree pushing up Miami gutter in front of an owner's house; board encouraged owner to contact the County and/or send address to the board to see if they can add to a work ticket already opened with the county for other issues. Owner asked if overgrowth in retention pond can be cut back; manager will check with The Lake Doctors.

6. Adjournment

On Motion: Duly made by Mary Ann, second by Diane and carried unanimously.

Resolve: To adjourn the meeting at 7:45 p.m.


Prepared by Manager on behalf of Secretary