

KIRBYWOODS PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
August 26, 2015
1200 Pinewood Lane, 7:00 P.M.

MINUTES OF THE QUARTERLY REGULAR SESSION (J. Hall)

- I. Call to Order at 7:01pm
 - a. Jonathan Hall – President
 - b. Dave Stoops – Vice President
 - c. Graham Kenyon – Treasurer
 - d. Robert Sladek – Secretary - “assumed Associa Manager was taking Minutes.”
 - e. Kurt Karlman – Director
 - f. Robert Adams – Director
 - g. James Muras – Director
 - h. Associa/Liz Hey – Manager (Acting) – “assumed KWPOA Secretary was taking Minutes.”
- II. Establish Quorum is present to conduct business: Yes. All Directors and Officers were present.
- III. Minutes of Regular Meeting
 - i. Approval of Minutes for previous Monthly Regular Meetings -- June 2015, July 2015. Motion to approve by R. Sladek. Seconded by G. Kenyon. Motion carried.
- IV. Financial Report (Graham Kenyon - Treasurer) –
 - a. July 2015 Financials
 - b. Supplemental Financial Reports
 - c. Credits due from HCMS – Action to L. Hey to review statements from Aug 2014 to identify late fees.
- V. Old/New Business:
 - a. ACC (Dave Stoops – VP and Chair of ACC)
 - i. ACC requests and status
 1. Other? – No new requests reported.
 - ii. Other (see also Executive Mtg Agenda)
 - b. Common areas (Kurt Karlman – Director Maintenance and Operations)
 - i. Pool House status / concerns if any
 1. Chaise Lounges
 2. Chairs
 3. Tables – Doris Karlman to purchase additional table(s) for pool house.
 4. Other – Pool lighting – Liz Hey to contact Gulf Coast Aquatics to repair underwater lights.
 - ii. Sprinkler system status /concerns
 - iii. Landscaping status / concerns –
 1. Trees at Tennis Court – Action: L. Hey to contact tree service to get bids on trimming back trees overhanging court.
 2. Shrubs along perimeter fence – Action: D. Stoops to count how many we should replace.
 3. Crepe myrtles along Kirbywoods Drive – J. Muras asked about ownership and responsibility of entry area crepe myrtles. No action
 - c. Website (Rob Adams – Director / Web Master)
 - i. Minutes from CY2014 – status? Pending.

- d. Resolutions (Jon Hall – President)
 - i. None at this time
- e. Other topics
 - i. Open Actions
 - ii. Anything to discuss? – Electricity contract for 3 years established since last meeting per J. Hall.

VI. Adjourn to Executive Session at 8:05pm per motion by D. Stoops and seconded by J. Muras. Motion carried.

Next KWPOA Board Meeting is a Monthly Y Meeting scheduled Sep 21, 2015. 7:00 P.M., Pool House.
(Quarterly KWPOA Board Meetings occur in May, Aug, & Nov. HCMS coordinates and attends.)

Signed:  _____ Date: _____
Jonathan Hall, President

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