

# Hickory Knolls Estates Owners Association, Inc.

June 10, 2021 | 6:30 p.m

Green Cove Springs Police Department

1001 Idlewild Ave.

Green Cove Springs FL 32043

## Board Meeting Minutes

**Present:** Alison Martin, Edie Dozsa and Kris Kolacz were present

**Management:** Gina M. Cabral representing the CAM Team

**Call to Order:** The meeting was called to order at 6:31 p.m. A quorum was established.

**Approval of Minutes:** The board reviewed the minutes from the February 10, 2021 meeting. Alison Martin moved to approve the minutes, and Edie Dozsa seconded the motion. Motion unanimously passed.

### Manager's Report:

#### **Financial Report: as of May 31, 2021**

Popular Operating Account	\$62,569.82
Popular Reserve	<u>\$28,362.00</u>
Total Operating	\$90,931.82

There have been five (5) new owners since the beginning of the year.

**Collections:** Total Aging: \$2,480.30

Account with Attorney Chuck Brown

Two (2) Accounts that have paid their assessments short and continue to receive statements but have not made up the difference.

One (1) Account current with Payment Plan

One (1) Account recently defaulted on their payment plan and received a default notice.

The Association is currently 42% through the 2021 budget year and HKKL has spent 39.4% of the operating budget.

For the month of May, only 5.5% of the allotted 8.3% of the budget was spent.

98% of the 2021 Assessments have been collected.

\$2,890.80 has been collected this year towards older assessments that were old to the Association. That is why the Operating Income for Annual Assessments is showing 103.5% collected.

Common Area Improvements are over budget due to the tree removal by Grandscape North at the playground area.

**Compliance Report:** The compliance report was presented to the board for review. The list was reviewed and discussed.

**ARC Report:** There were no new ARC requests.

**Old Business:**

No Old Business was discussed.

**New Business:**

Discussion about the garage sale banner and its location.

**Resident's Forum:**

Residents in attendance had concerns over violations and how they will be enforced if there is no fine committee and management is only driving the community once a month.

No officers were decided at the last meeting, the following was decided:

President	Kris Kolacz
Vice President	Alison Martin
Secretary/Treasurer	Edie Dozsa

**Adjourn:** Kris adjourned the meeting at 8:15 pm. The next meeting will be September 30, 2021 at 6:30 pm at the Green Cove Springs Police Department.