



HICKORY KNOLL'S HOMEOWNERS' ASSOCIATION, INC.

BOARD OF DIRECTORS MEETING MINUTES
February 15th, 2021
6:30pm @ Green Cove Springs Police Department
1001 Idlewild Ave.
Green Cove Springs FL 32043

Call to Order: Amber Cox LCAM called to order the Hickory Knolls Homeowners' Association Board of Directors Meeting at 6:34pm on 02/15/2022 at the **Green Cove Springs Police Department** located at **1001 Idlewild Ave. Green Cove Springs FL 32043**.

Roll Call: The following Board member were present, Alison Martin, Edie Dozsa, Kris Kolacz, and Amber Cox- LCAM with the CAM Team.

Proof of Notice: Notice was posted on the community sign located at the front of the property by Alison Martin 48 hours prior to the meeting.

Approval of Previous Meeting Minutes: Kris Kolacz moves to approve the meeting minutes from **September 30, 2021**. Alison Martin seconds, and the motion carries unanimously.

Managers' Report: Community Association Manager Amber Cox gave a report on the state of Hickory Knolls Estates Owners Association. (Attached)

Old Business: N/A

New Business:

- **Fountain-** Manager advises that Solitude Lake Management was onsite to inspect and/or repair the fountain in pond #3. Solitude reports that the fountain is old and will need replacement soon and provides a proposal for repair and one for replacement. However, it is reported that the fountain is working again, so the board request manager create RFP to obtain replacement bids.
- **Community Sign Box-** Alison Martin reports that the community notice board is hard to operate and is looking into purchasing a new community bulletin board for notices. Alison will get pricing to manager for the purchase.

Adjournment: Kris Kolacz moves to adjourn the meeting at 7:50pm.



HICKORY KNOLLS HOMEOWNERS' ASSOCIATION

C/O The CAM Team
2233 Park Ave Suite 103
Orange Park, FL 32073
(904) 278-2338

2022 Manager Report

May, 2022

Financial Report: (Attached)

Operating - \$55,130.34

Money Market- \$29,070.53

Total \$84,200.87

Collections/ Delinquent: (Attached)

02 Accounts remain 90 days past due

- HKKL002 on a payment plan
- HKKL028 Intent to lien

Dates on site:

10/14/2021- Compliance

11/22/2021- Compliance

1/10/2022- Compliance

2/15/2022- Upcoming inspection of light poles and compliance.

Notes:

- Spring Cleanup letter was drafted for Board approval.
- Opened a work order for light pole #10- found that we recently replaced this ballast. I reached out to Almsgiving and inquired what the issue was? Why the ballast keeps going out. I was told the light poles are filled with bugs and need to be cleaned out. This is something Almsgiving can do and I requested pricing. However, they wanted to know for how many poles, and I requested a per pole price, and I will inspect them on 2/15/2022.
- Reached out to solitude lake and approved \$80 for a service request to look at the fountain. They advised the fountain was on it's last leg so I requested a proposal for replacement and a proposal for temporary repair for board approval.
- Renewed insurance.