

Key Vista Single Family HOA, Inc.

**Board of Directors Meeting
October 30, 2012 9:00 AM
Meeting Location: Master Clubhouse
2530 Key Vista Blvd., Holiday, FL 34691
MINUTES**

CALL TO ORDER- At 9:01 AM by President Tri Morocco. Also present were, board members, Rosanne Audsley, Ron Mastrodonato, and property manager, Rocco Iervasi, representing The Melrose Management Partnership. A quorum was established.

PROOF OF NOTICE OF MEETING- The meeting was posted on the signs at the entrances 48 hours prior and the clubhouse bulletin board.

APPROVE MINUTES FROM 9-27-2012 MEETING – Motion by Ron, seconded by Rosanne, to approve 9/27/12 minutes.

TREASURER'S REPORT- Tri announced that, as of 9/30/12, the bank account has \$19,180.70 in operating. The HOA is running just under budget. Reported that the Master BOD agreed to the Single Family Board's request to allow delinquent Single Family owners, over 90 days, be suspended from amenity privileges.

OLD BUSINESS-

Establishment of new DRB- The board unanimously approved the new DRB members, Carolyn Wood, Hal Wood, and Diane Hanson, joining Paula and Andy Ardito. Andy and Carolyn will co-chair the committee. They will be responsible for reviewing and approving/denying all alteration applications, including painting. Discussion regarding the application fee took place. Ron motioned, Rosanne seconded, that all fees related to alteration applications will be \$15.00, payable to Key Vista Single Family HOA. All in favor, motion passed. New applications will be produced and the fee change will go in the Pelican newsletter.

A new paint color selection chart was presented to the Board by the new DRB for approval. Tri motioned, seconded by Rosanne, all in favor to approve the new colors. An easel will be displayed outside the manager's office, and books will be available at the Sherwin Williams showrooms in New Port Richey for access to the new colors.

New DRB member Diane Hanson expressed an interest in starting a Welcoming Committee for new residents. The Board gave her the OK to recruit members and report to the Board at the next meeting.

NEW BUSINESS-

Review and approve fining committee recommendations from 10/8/12 hearing-

2916 Punta Palma Court- committee recommends a \$50.00 per day fine. Tri motioned to approve the fine, Rosanne seconded, all in favor.

ADJOURNMENT- Tri motioned, Rosanne seconded, to adjourn meeting at 9:45 AM.

Respectfully submitted,

Rocco Iervasi, LCAM