

**Key Vista Villas Homeowners Association, Inc.  
Board of Directors Meeting Minutes**

June 12, 2019

Association President, Kerry Cushing, called the meeting to order at 7:03 P.M.

Marie Hawkins, Secretary, certified posting of Meeting Notice on June 10, 2019, in compliance with Florida statutes.

Roll call was taken. Present were Kerry Cushing, Gary Harris, Marie Hawkins, Ellen Maracotta and Monika Kopczynski.

Marie moved to waive the reading of the April 22, 2019 and April 29, 2019 BOD Business Meeting Minutes, and to accept them as presented. Ellen seconded and all were in favor.

**Officer Reports**

**President**

Gates – Marie read Tommy Miazga’s report on the gates. They now have safety equipment to use when working on the gates. There are three new members – Bruce Feinstein, Pam Feinstein and David Sneddon. This brings to a total of seven members on the Gate Committee. On June 4, 2019, the Committee held a training session for the new members. All committee members currently in Key Vista attended this session.

Compliance – There are three (3) homeowners with violations at the fining stage. Kerry motioned that 2931 WG, 2934 WP and 2801 WP be fined the max of \$1,000.00, seconded by Marie. All were in favor and motion carried. These violations are set for Hearings.

**Vice President**

Covenants Working Group –Gary reported that Ken Nadler advised the Group has identified seven items to vote separately and an eighth is out for review.

Veterans Marquee – Gary removed the marquee that had broken off and was on top of the bushes. He has done considerable investigation on how to repair. After much discussion on ideas, Gary was tasked to continue reviewing options. He will report at our next BOD meeting.

Grounds – Joe Careccia presented his report. There are 37 lots in need of repair. Regarding spots in street, these are from Waste Connections’ trucks. He is going to discuss this with Doreen at Masters. Still working on Resident Watering Agreement.

**Treasurer**

Treasurer’s Report was given. Yearly CPA Review has been done.

Pool – Light has been replaced. Dave Sneddon new member on Pool Committee.

**Director**

Ellen reported Flags were replaced by Tommy Miazga. Hot water heater was flushed by Gary. Will review cleaning procedure with Pair-A-Jacks regarding rest room.

**Management Report** – Chuck presented his report.

**NEW BUSINESS**

Landscape Committee Charter – Tabled for more review.

Procedure for Board Approval of Property Sales – Kerry made a motion to approve the Procedure, as presented. Ellen seconded. Four approved, Marie opposed. Motion carried.

Kerry motioned to move to one attorney for all Key Vista Villas business. No second so motion died.

Paint Give-away – BOD approved this and Kerry tasked Ellen to work with Tommy Miazga and set a date and time.

Hurricane Committee – the Board agreed we need this. Kerry tasked Ellen to prepare Charter.

Approval of Revised Age Affidavit Form – Gary made motion, Ellen seconded, all in favor, motion carried.

No action on RIQ.

Meeting adjourned at 9:05 PM.

Respectfully Submitted,

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Marie L. Hawkins, Secretary  
July 29, 2019

mlh