

**KILLEARN HOMES ASSOCIATION, INC.
ANNUAL BOARD OF DIRECTORS MEETING**

November 12th, 2009

This is a summary of issues discussed and action taken.

Bob Ippolito called the meeting to order at 7:00 pm.

Board members in attendance:

Bob Ippolito	Lee Johnson	Jim Ashlock
Bob Kauzlarich	Allen Nobles	Bill Sittig
Christine Deland		

Board members absent:

Joe Zollner	Pat Saffer
-------------	------------

Staff in attendance:

Brad Trotman, Executive Director
Bonnie White, Executive Assistant
Sue Barlow, Executive Assistant

Guests in attendance:

20 Attendees

APPROVE MINUTES:

Bob Kauzlarich made a motion to approve the October minutes and Jim Ashlock seconded the motion; all were in favor and the motion was passed.

INTRODUCTIONS:

Bob Ippolito introduced himself, the rest of the Board of Directors and the Staff of the Association and welcomed everyone in attendance.

PRESIDENT'S REPORT:

Bob Ippolito discussed how the original developers of Killearn Estates recognized the importance of establishing certain requirements related to maintaining and improving the quality of life and property values in Killearn Estates through the Covenants and Restrictions and that those responsibilities and duties were transferred to the Killearn Homes Association's Board of Directors upon the completion of Killearn Estates. He

stated that this responsibility includes the commercial properties on Thomasville Road and Killarney Way. Ippolito discussed the legal challenge with Lamar Advertising Company over the billboard they placed on the Movie Gallery property without the approval of the Architectural Control Committee. Ippolito reminded the guests that some years earlier, Bell South constructed a cell tower without approval; KHA filed suit against Bell South, won the suit and the cell tower was removed. He reported that the ACC and the Board of Directors concluded that the Lamar billboard was a “structure that was not in harmony of external design with the existing or proposed structures in the Killlearn Estates Subdivision.” The KHA action against Lamar was consistent with ongoing practices of every property owner within Killlearn Estates.

There was general discussion between the board members and the residents regarding the difference between approved “temporary structures” and “permanent structures”. Also discussed was the possibility of having one set of covenants for all of Killlearn Estates rather than 50 some different ones. Bill Sittig remarked that it was hard to have a “one size fits all” set of covenants as they were produced during various phases of Killlearn Estates neighborhoods and it would require a 2/3’s vote of all the residents.

TALLAHASSEE POLICE DEPARTMENT REPORT:

Officer Delonna Hartley, Major Stewart and Captain Chris Kanell were present at the meeting and reported on Killlearn’s activity since the last board meeting. Officer Hartley discussed the recent number of children being approached by adults offering rides that could have potentially become abductions. She discussed the RAD Kids program for children ages 7-12 that TPD offers that teaches children how to handle situations with strangers.

NEW BUSINESS:

There was general discussion of neighborhood issues including maintenance of the lakes and the water testing that has been performed so Killlearn’s lakes can be put on the impaired water bodies list, maintenance of the holding ponds, or lack thereof by the City, that KHA will now begin mowing outside the fence (not the inside), the allowance of 18” satellite dishes, and the numerous power outages in various areas of Killlearn Estates.

KHA ANNUAL REPORT:

Members Comments/Questions were answered.

There being no further business, the meeting of the Board was adjourned at 8:45 pm.

Respectfully submitted,

Brad Trotman
Executive Director

Sue Barlow
Executive Assistant