

KILLEARN HOMES ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
May 4, 2010

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
Allen Nobles	Christine DeLand	

Board members absent:

Bob Kauzlarich	Joe Zollner	Bill Sittig
Virginia Newman		

Staff in attendance:

Brad Trotman, Executive Director
Sue Barlow, Executive Assistant

Guests in attendance:

Doris & Jerry Greuel	John Cowart	Cedric Foster
Nell Williams		

APPROVE MINUTES:

Jim Ashlock made a motion to approve the April minutes; Lee Johnson seconded the motion. All were in favor and the motion was passed.

AGENDA MODIFICATIONS: Killlearn Acres Assaults (Christine DeLand)

TALLAHASSEE POLICE DEPARTMENT REPORT:

Delonna Hartley summarized the activity in Killlearn Estates for the period April 6, 2010 to May 4, 2010 and reported on the recent sexual assaults in Killlearn Acres.

FINANCIAL REPORT:

Brad Trotman reported that as of March 31, 2010, total income was \$356,059.84 and expenses of \$111,597.99. Trotman also reported on the outstanding dues including fees and interest: \$19,986 for those residents owing for 2007-2010; \$21,540.34 for those residents who owe 2008-2010; \$22,376.88 for those residents who owe for 2009-2010; and \$23,525.00 who owe for 2010 only.

EXECUTIVE DIRECTORS REPORT:

OLD BUSINESS:

Shannon Lakes/Killarney Way Proposals: Trotman reported that KHA received 3 quotes for the Shannon Lakes electrical/water installation and the Killarney Way wiring upgrade and that he would award the projects to the one(s) who provided the lowest total cost. He reported that \$20,000 had been budgeted for 'additional ground expenses' that would cover the cost of both projects.

Allen Nobles made a motion to have both projects completed; Christine DeLand seconded the motion. All were in favor and the motion was passed.

J.T. Williams Deposition/Lamar Billboard Update: Trotman reported that J.T. Williams had been deposed in April in Atlanta. Lamar argued that building/structure were similar, but different. J.T. Williams stated that his intent with the covenants and restrictions was that anything added to or modified on the property was to be approved by the Association. Trotman reported that the property is up for sale and that the buyer wanted the sign down. If Lamar takes down the sign, we can still sue for damages.

Christine DeLand stated how impressed she was with the Board's commitment regarding the billboard issue and that they were doing the right thing. Allen Nobles stated that the offer we made and that Lamar refused was a good compromise. Jim Ashlock stated that the billboard issue was a good illustration of KHA enforcement of the covenants.

NEW BUSINESS:

No Soliciting Signs: Trotman reported that a Cameron Chase resident a no-soliciting sign placed at their entrance, but that Killlearn had 17 entrances and if you put it at one, you would need to put it at the others. Trotman stated that he would get prices and the issue was tabled until a future board meeting.

Community Sponsored Hazardous Waste Roundup: Lee Johnson questioned whether we would have to fund having our own hazardous waste roundup in the neighborhood. Brad Trotman stated he would check into the options available to us.

D&OL Insurance: Brad Trotman reported that our renewal through Brown and Brown was \$9,041, up \$1,000 from the previous year so he requested quotes from other brokers. Earl Bacon Agency came up with the lowest premium of approximately \$7,200 through Zurich.

Allen Nobles made a motion to accept the Earl Bacon Agency proposal; Jim Ashlock seconded the motion. All were in favor and the motion was passed.

KILLEARN ACRES ASSAULTS: Christine DeLand followed up Officer Hartley's discussion regarding the recent sexual assaults in Killlearn Acres by suggesting that we

put an article in the Kloverleaf reminding everyone of the importance of keeping their doors locked.

GUEST SPEAKERS: John Cowart, a resident of Killimore Lane, thanked the KHA office for notifying new neighbors of their dog's constant barking and reported that it had abated. Mr. Cowart also questioned whether we could put up a public record request to determine the no spray zones. Trotman stated he would check with other HOAs regarding the complaints they had received.

REPORTS: Bob Ippolito reported that Commissioner Mark Mustian and stormwater staff would be attending the June Board meeting and that we should notify all Delvin Drive residents affected by the flooding of their attendance.

COMMENTS: NONE

There being no further business, the meeting of the Board was adjourned at 8:04 pm.
Respectfully submitted,

Brad Trotman
Executive Director

Sue Barlow
Executive Assistant