



James Landing Property Owners' Association, Inc.
Budget Meeting

**Wickham Park Community Center
2815 Leisure Way, Melbourne, FL
November 18, 2019 at 6:30 PM**

MINUTES

Board members present constituting a quorum: James, Sharon, Carol, Tim and Karen

Sara LaPointe with Bayside Management Services is in attendance along with several owners.

CALL TO ORDER:

Tim called the meeting to order at 6:31 p.m. at 2815 Leisure Way, Melbourne, FL

PROOF OF NOTICE:

Proof of notice was mailed 10/4/19 and posted in accordance with the By-laws and Florida Statutes.

APPROVAL OF MINUTES:

Carol moves to waive the reading approve the minutes from the September 16, 2019 Board Meeting, Sharon seconds; all in favor. Sharon suggests everyone introduces themselves.

UNFINISHED BUSINESS:

- 1. Meter Pedestal-** Sara reports FPL was contacted, and the power was supposed to be disconnected by 11/15; she will follow up.
- 2. Common Ground Trimming-** This work has begun.

NEW BUSINESS:

- 1. Adoption of the 2020 Budget-** Carol moves to approve the 2020 budget as presented, Sharon seconds. Discussion is held along with questions from the floor including surplus funds, fountain repair/replacement, irrigation funds and insurance. All in favor.
- 2. Year end reports-** Carol moves to carry forward any surplus/deficit, perform the required tax filing, allocate any interest to appropriate accounts and perform year end financial reporting as required by FL Statute, James seconds; all in favor.
- 3. Pests-** Carol advises she has been notified many homes have had problems with rats and bats; discussion follows. Carol suggests information be sent out with the 2020 invoice; all agree.
- 4. Interest rates for reserves-** Carol investigated different institutions to deposit the funds from the annuity and their interest rates. Discussion follows. Carol moves to invest with Community Credit Union, Tim seconds; all in favor.

QUESTIONS FROM THE FLOOR:

- Discussion is held regarding an irrigation leak at the entrance and regarding lighting of common area.
- Discussion is held regarding the possibility of installing a solar light at corner of St Johns and Longview on the Parkway side.
- Discussion regarding the requirement to have and light posts in the front yard. A reminder will be sent with the yearend invoice.

Next Meeting – January 2020

ADJOURNMENT:

As there was no further business, a motion was duly made and seconded to adjourn at 7:03p.m.

These minutes are being submitted by Bayside Management Services.