

TIGER POINT VILLAGE HOMEOWNER'S ASSOCIATION

Board of Directors Meeting

October 26, 2016

Minutes

CALLED TO ORDER:

The meeting was called to order at 5:00 p.m.

DIRECTORS ATTENDING:

Wanda Abshire
Larry Bryant
Allan Coad
Matt Peacock
Jack Watson
Bob Supinger
Renee Cobb

ALSO ATTENDING:

Kevin Etheridge – Association Manager

APPROVAL OF MINUTES:

Jack Watson moved to approve the September 26, 2016 Board of Directors Meeting Minutes. Bob Supinger seconded. Motion passed, unanimously.

TIGER POINT EAST ENTRANCE MAINTENANCE:

Kevin Etheridge explained that he had a conversation with Scott Mitchell, who is an Officer in the Fairways HOA. Mitchell was working on getting cost from lawn services to get the sidewalk areas mowed on the west side of Tiger Point Blvd., just south of the east entrance from the ball park bridge to Hwy 98. Mitchell would also like to encompass approximately \$200.00 annual Gulf Power bill for lighting of the east entrance sign. Mitchell and his group will be soliciting surrounding association's for an contribution. After discussion, the Board of Directors tabled this issue until further information becomes available.

FINANCIAL REPORTS:

Kevin Etheridge reviewed the association's Financial Reports for the period ending September 30, 2016.

The Balance Sheet reflected an Operating Account balance of \$18,490.85 and a Reserve Account balance of \$35,689.74 and a Natural Disaster / Emergency Fund Account balance of \$30,000.00, totally the association's Assets of \$84,180.59.

COMMITTEE REPORTS:

Landscaping –

Wanda Abshire expressed concerns of the Canary Island Date Palm on the west side of the main entrance. Wanda will discuss the Palm Tree with Mike Cibula.

Jack Watson discussed the big island sprinkler system. Repairs have been made to the pumps, and it was determined that one (1) well is dry. The association will need a new 4" well, as one

(1) well will not support the system. Jack offered to work on obtaining new bids for a new well and report back to the Board of Directors.

Architectural Report –

The Architectural Committee approved an aluminum rail fence to enclose the pool at 1230 Ceylon Dr.

Also approved was a fence replacement at 3767 Bengal Rd.

Vacant Lots –

Jack Watson reported that he has reviewed and evaluated the vacant lots within the association. The two (2) worst lost were on Delhi Cove and at 3770 Bengal Rd. It was suggested that the association may want to notify vacant lot owners of what is happening their lots, as it appears that neighbors or someone is dumping debris onto them.

CHRISTMAS DECORATIONS:

Bob Supinger announced that Tiger Point Village has entered into a contract again this year with Christmas Décor for decorating the main entrance.

UNFINISHED BUSINESS:

3769 Bengal Rd. (Yepishin) –

Kevin Etheridge has communicated to the Board of Directors that the association's attorney, Coastal Law Group has sent a letter offering pre-suit mediation to Yepishin concerning their current Covenant violations on their property. Yepishins has accepted the offer for pre-suit mediation. After discussion, it was agreed that Etheridge Property Management would communicate with the Yepishin and inform her that Allan Coad would like to meet with her in an effort to resolve the issue and avoid the cost of pre-suit mediation for both parties.

NEXT BOARD OF DIRECTORS MEETING:

The next Board of Directors meeting was scheduled for Wednesday, December 7, 2016 at 5:00 p.m. at the Tiger Point Golf Club.

ADJOURNMENT:

There being no further business, the meeting adjourned at 6:25 p.m.