

**KINGSLAND COUNTRY PROPERTY OWNERS ASSOCIATION, INC.**

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**BOARD OF DIRECTORS MEETING AUGUST 11, 2020**

1. Call Meeting to Order.
2. Roll Call for Quorum.
3. Call for Motion by Board Secretary to accept the Official Minutes of the July 14, 2020 Board meeting.
4. Call for Motion by the Board Treasurer to accept the Financial Statements June 1 – July 31, 2020.
5. Call for motion to make changes to KCPOA's checking and money market accounts at MidFlorida Credit Union, as follows:
  - a. Remove Chris Murphree as he is no longer an Officer
  - b. Add Richard Kiefer, Vice President of the Board
  - c. Add Kathleen Downton, Secretary of the Board
6. FOR YOUR DISCUSSION, DETERMINATION AND FINAL DECISION:  
Request by owner of Parcel ID 3506-002-074, SW 109 Loop, for a 12 X 16 utility shed for lawn equipment, bikes, holiday ornaments storage. No electric or water. M.C. Bldg. Permit # 2020-07-3293. Docs attached.
7. FOR YOUR DISCUSSION, DETERMINATION AND FINAL DECISION:  
Request by owner of Parcel ID 3505-001-024, SW 116 Street, for a 6-foot tan vinyl privacy fence on 3 sides of the property with one 10 ft double gate, attached.
8. FOR YOUR DISCUSSION, DETERMINATION AND FINAL DECISION:  
Request by owner of Parcel ID 3505-001-131, SW 62 Circle, for a 6 ft. 2-inch X 12 ft. 2-inch deck attached to the front of the house. Not elevated, flush with walkway? Homeowner contacting MC Building Dept. whether needs a building permit but doesn't know yet. Docs attached.
9. FOR YOUR DISCUSSION, DETERMINATION AND FINAL DECISION:  
Request by Highland Homes for approval of the "Parker" model, 1,715 sq. ft of living area elevations D & E (the house fronts look different). Meets minimum 1,350 sq. ft. requirement. Attached.
10. FOR YOUR DISCUSSION, DETERMINATION AND FINAL DECISION:  
Request by Highland Homes that we fill out its "KCPOA HOA Summary", attached, so it can be handed out to buyers.

11. MSTU AREA LIGHTS

- A. Richard update meeting with Kathy Bryant
- B. Question: How many parcels without MP Village HOA I & II?  
Answer: 1540 – 135 (MPV I) – 201 (MPV II) = 1205 parcels
- C. Question: Do we pay for electricity bills for MPV I & II?  
Answer: None in MPV I and 5 in MPV II
- D. Will we have to raise dues for them and not Whispering Pines/Forest Glenn?  
Answer: ?
- E. How shall we proceed?  
Answer: ?
- F. Call for applicable Motion to send to Shawn Hubbuck

12. FOR YOUR INFORMATION:

2021 Budget is on the next Board agenda

Food for thought:

Dues amount?

Intend to add any new area lights? If yes, create a separate budget line item for "New Area Light Installations" with x amount of money earmarked for new lights (not the monthly electric bill line item)?