

**Kingsgate Highlands Division 3 and 4 Homeowner Association
Board Meeting Minutes – November 14, 2018**

1. Call to order (Steve) 7:30 Steve, Alex, Mike, Darcey, Derek, & Mario
 - Guests – Balal Jaddi
2. Review and approval of agenda (Steve)
3. Review and approval of minutes of from previous meetings (Steve)
4. Boys Scout Proposal and Presentation
 - Replacement of garbage cans and repair of bleachers
 - Board asked for adjustments and to return with updated proposal
5. Treasurers report (TBD)
 - A. Legal/audit update
 - No Report
 - B. Current state of finances
 - Cash on Hand – \$60,757
 - Reserve Fund - \$40,833
 - C. Current Liens
 - No Report
 - D. 2019 Budget
 - CPI examined in regards to HOA dues – 2.95% based upon national CPI, not local
 - Approved annual dues based upon CPI to \$632 per year – an increase of \$17 (6-0)
 - Approved \$25 dues discount if paid in full in January (6-0)
 - Discussed new law requiring paid sick leave for employees – lifeguards and pool manager
 - Approved 2019 budget to be presented to homeowners at the annual meeting (6-0)
 - Set Annual Meeting date for February 13th
5. Committee reports
 - A. Pool (Steve/Derek)
 - Discussed pool house security and key concerns
 - Approved new front door locking system with remaining exterior locks accessed from inside only (6-0)
 - Approved increase for Mike Hickey for pool maintenance to move toward market rate from \$500 per month to \$600 per month (6-0)
 - B. Park (Adnan/Alex)
 - No Report
 - C. Covenant enforcement (Mike)
 - No Report
 - D. Architectural control (Alex)
 - No Report

E. Recreation (Vicki Gray)

- No Report

F. Welcoming (TBD)

- No Report

6. Old business - None

7. New business - None

Adjourned 9:30