

Lamplighter Mobile Homeowners' Association

MEETING MINUTES Wednesday, February 10, 2021

ATTENDANCE:

A quorum was present:

Kat Barnard, President; Bill Hooker, Registered Agent; Jim Frisbie, Treasurer; and George Huth.

MANAGEMENT REPORT:

Ekeena Mangrum was unable to attend this meeting but communicated the following:

1. Speeding on West Piedmont was brought up as resident's concern. Adding stop signs on the street is a possibility but residents need to report frequent speeders to the front office. We all need to slow down on our streets for safety reasons period. If you see a particular company's vehicle speeding, take down the vehicle number and call the company. A resident reported that this has been done in the past and has helped the situation.
2. Other question brought up concerns the mobile storage unit behind the new mobile home on Becky Drive. This particular case is unique in all circumstances. Sun Communities have checked into this situation to see what can be done to expedite the progress and everything is being done in a timely manner in order to complete this project.
3. Ekeena also stated she is looking into various vendors before a new home is ordered for lot 88. Sun wants to make sure that they order the best home for that lot based on a couple of factors.
4. Ekeena also reiterated that she does not foresee any issue with the tennis court being resurfaced.

SECRETARY'S REPORT:

Kat Barnard reported that the January 16th Minutes was posted on the HOA bulletin board and on the website. George made the motion to accept them and Bill seconded the motion. Minutes were approved and accepted.

TREASURER'S REPORT:

Jim Frisbie reported that last month's banking balance was \$5,865.86. There were deposits of \$190 and \$130 made over the last month along with a \$30 FMO charge which left a balance of \$6,155.86. Jim currently has another \$150 to deposit. Also reported that George Huth and Betsy Feldman will be doing the financial audit before our annual meeting. Kat found that she had the 2019 TD banking records and they will be filed in the HOA cabinet.

HOA and FMO MEMBERSHIP PLANS:

Currently we have 74 HOA Memberships compared to the total of 96 we had in 2020.

And there are now 51 FMO Memberships compared to the total of 72 in 2020. Membership drives will run till the middle of March. Applications can be deposited in the HOA Box across from the community mailboxes at the clubhouse. The HOA Box will be emptied daily for security reasons.

FMO INFORMATION:

George Huth and Kat both attended the Board Certified Training Webinar on February 4th. Another HOA Certification class will be held on Saturday, February 27th. If you are interested, please contact Kat so she can get you signed up. Lee Jay Colling, the former FMO attorney, has retired and has been replaced with Mr. Burandt who is out of Cape Coral, Florida. If you are an FMO member, you can email legal questions to diane@fmo.org and responses will appear in the FMO Magazine. Or you can logon to www.fmo.org to view legal questions submitted over the last five years. There were some discussions on whether Lamplighter should retain an attorney and if the HOA Board should get liability insurance. Costs and reasons are being determined for both, but nothing will be done without the board's and quorum of HOA member's approval.

UPCOMING HOA ELECTIONS:

Bill Hooker and George Huth both appointed to the Election Committee had nothing new to report. There were no nominations from the floor, but Kat, George Huth and Mike Mason all have signed up to run for the board. It was learned at the FMO training class on February 4th, that all appointed HOA Board Members have to be elected at the next annual meeting, therefore George is now running for the board.

So now we need at least four candidates to run.

MEETING ADJOURNED AT 7:35 PM

NEXT MEETINGS:

Wednesday, March 10th at 7 PM (Regular HOA)

Saturday, March 20th at 11 AM (Annual HOA + Elections)