

BOBBIN BROOK HOMEOWNERS ASSOCIATION
ANNUAL MEETING
Leon County Library Northeast
5513 Thomasville Road
Tallahassee, Florida

September 12, 2019

ATTENDEES

Board Members

Christine Boulos; Wiley Horton; Lori Fahey; Barbara Lauer

Association Manager and Staff

Danny Hayes; Trevino Williams

Homeowners

Steven Ferst; Bill Hunter; Cheryl Hunter; Allie Orange; Chip Orange; Jo Ostrov; Steve Ostrov;
Patrick Paddack; Marilyn Seay; Leslie Smernoff; Michael Smernoff; Charlie Stratton; Susan Stratton

APPROVAL OF BOARD MEMBER

The Board unanimously approved Leslie Smernoff to fill the vacant vice president slot.

APPROVAL OF PREVIOUS MINUTES

The minutes from the board meeting of 8/12/19 were unanimously approved.

IMPROVEMENTS/PROJECTS COMPLETED 2018/2019

The completed projects were briefly reviewed and discussed. This included the repairs to the bridge and fence, pressure washing of various signs, fencing, striping the entrances to our community separating the lanes of traffic, repairs to the damaged bricks around the island areas, removing yellow jacket nests, removing the landscape fabric at various locations on Bobbin Brook Circle, and printing and distributing a homeowners directory.

ADDITIONAL PROJECTS APPROVED FOR NEXT BUDGET YEAR

Trimming of tree branches throughout the neighborhood was discussed and approved. There was considerable discussion on the extent of clean up for the association easement throughout the neighborhood.

NEW BUSINESS

Placement of a stop sign on Bobbin Brook Circle at the intersection with Bobbin Brook Lane was discussed. The homeowners and board supported this.

The need for work on the asphalt at several locations was discussed. Particularly that wash out has occurred at various points and that underlying ground needs to be replaced to negate further asphalt wash out.

The need for homeowners to regularly have their septic tanks maintained was discussed. The board will send everyone a reminder.

A discussion followed about the city government possibly linking our community into the city sewer system. Our current water lines will have to be replaced in the future so this is an alternative solution being considered.

Our association manager, Danny Hayes will check with the fire department on the need for blue reflectors to readily identify the hydrant locations.

FINANCIAL

The balance sheet as of September 4, 2019 was distributed and discussed. Currently there is \$301, 739.80 on hand. It was noted that to resurface the asphalt road system is approximately \$375,000. Thus we have to ensure we have the funds available for that in the future.

BBHOA Annual Meeting

The group discussed our annual dues, the deadline for submission being September 5, 2019. Several homeowners have not paid as of this date. Imposing a late fee was discussed but no decision was made.

Our insurance has increased considerably which is probably due to a lawsuit filed by a homeowner. Wiley Horton presented a summary of the status of that suit and the effect on our insurance.

It was suggested that on the Profit/Loss Reports we identify which individual/company provided the service.

DRAINAGE

The board has considered numerous proposals for improving the drainage on Bellflower Court. The board has decided to have boulders placed there as recommended by several experts.

POND COMMITTEE

The committee needs to be reactivated. Everyone agrees this is a priority and is a problem that has been going on for years. Our association manager, Danny Hayes, will research this. It was noted that once in the past it dried out. The board agreed that if that ever happens again, we need to have it cleaned out.

We are told that part of the problem with our pond is we are receiving drainage from other neighborhoods. Bobbin Trace and Bobbin Mill communities may be contributing to our pond problem.

OTHER BUSINESS

Several homeowners suggested that the board support a neighborhood "Friendly Neighbors" email system. No decisions were made on this.

Lori Fahey reminded everyone that the Board would meet again in December and urged all homeowners to attend and participate.

ADJOURNMENT

The meeting was adjourned at 7:02 pm.