

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

November 6, 2019

draft 11/11/19

ATTENDEES

Board Members

Christine Boulos; Lori Fahey; Wiley Horton (via phone); Barbara Lauer; Leslie Smernoff  
Association Manager and Staff

Danny Hayes; Trevino Williams

Homeowners

Allie Orange; Chip Orange; Vivien Szu-Tu; Bill Weil

APPROVAL OF PREVIOUS MINUTES

The minutes were approved with one correction, to add Patrick Paddock to the list of homeowners. The motion for approval was made by Christine Boulos seconded by Leslie Smernoff and unanimously approved.

GROUNDS UPDATES AND PROGRESS/COMPLETION

a. Bellflower Court Drainage project has been completed was discussed by Christine Boulos. Homeowners in that section are pleased. It was noted that more rock may be added in the future.

b. Mogol's estimate to replant the islands was discussed at length. Sod was included in the estimate as well as all new plantings. The Board agreed sod would not last as there is too much shade and no irrigation so that needed to be removed. It was also decided that the plants that are currently there and thriving should be retained. The estimate was lowered to an \$1,800 cap and the planting should be done in November, December or January. This was placed in a motion by Christine Boulos seconded by Wiley Horton and unanimously approved.

c. The trees and yard trash around the pond by Arborist Specialists was completed. The drainage area was also cleaned out. It was agreed that additional clean up of shrubs, etc. was needed. Danny will secure quotes on this work.

d. The pond clean up was discussed at length. Leslie Smernoff provided the Board with information on the two companies that have offered bids. Some of the chemicals recommended are the same but the one company uses sonar which makes that bid higher. Once the pond is cleaned up the Board agreed that Carp should be stocked and an aerator installed to assist in maintaining the pond. A motion was made by Christine Boulos and seconded by Wiley Horton to contract with the Lake and Wetland Company which is the least expensive of the two companies. This motion was unanimously approved.

e. Numerous limbs hanging down over the road were trimmed back and some smaller trees removed.

f. Danny found the missing post cap and replaced same.

NEW PROJECTS

a. Danny will contact the fire department regarding the placement of reflectors at the site of each fire hydrant.

b. Danny will secure estimates on repairing the sprinkler system at the entrances and also to clean up the landscaped areas.

c. There are two dead trees on the Maclay Road side of the Cashin property. Mr. Cashin has contacted Danny asking that the Association remove both trees. However, whether they are on his property or the easement needs to be determined.

#### FINANCIAL REPORTS

Christine Boulos provided copies of the reports and discussed the balance sheet, profit and loss overview for July, 2019-June 2020 and the profit and loss for October, 2019. Danny reported that there are only six unpaid home owner dues. He will contact each owner regarding same.

#### NEW BUSINESS

a. The community directory that Lori Fahey did last year was discussed regarding updates. It was agreed this only needed to be done every two years.

b. The Association does have a newsletter on our website and we have a Facebook page. It was agreed both need to inform the owners when a new owner moves into the community.

#### ADJOURNMENT

The meeting was adjourned at 1:37 pm. The motion was made by Christine Boulos, seconded by Leslie Smernoff and unanimously approved by the board.