

**KING MOUNTAIN CONDOMINIUM ASSOC. INC.
BOARD OF DIRECTORS MEETING
TUESDAY
JANUARY 20, 2015
MAIN CLUB HOUSE
1:00 PM**

MINUTES

Meeting called to order at 1:00 pm by President Mecozzi.

All stood for the pledge of allegiance.

Roll Call: Mecozzi, Mellard, McIntyre, Hensel, Romano, Pierson, Dollar were all present.

McIntyre moved to approve the minutes of November 13, 2014 and December 9, 2014 and January 13, 2015 second by Dollar, vote all in favor.

BOARD COMMENTS

Mecozzi – Board packets picked up please make sure to read Board of Directors duties.
McIntyre – if someone puts intent to run lets post on #63 – yes all agree.
All others none at this time.

CORRESPONDENCE – none.

MEMBERS REQUEST TO SPEAK ON AGENDA ITEMS.

Kathy Brouse – all Ron Longo – all.

TREASURER’S REPORT – (see attached)

MANAGERS REPORT – update given on shed, hole #2 fountain, culvert and audit.

Mellard - Question – will all ponds have fountains? A – Small pond at building 25 will not.

OLD BUSINESS

Dollar moved to re-visit the light installations on buildings second by Hensel, vote all in favor.

Discussion followed regarding type of lights, cost etc.

Pierson moved to replace lights as needed with lights of equal quality second by Romano, vote all in favor.

NEW BUSINESS

Mecozzi – Board committee progress reports:

Budget – Hensel – budget is out accomplished.

Salary Review – accomplished.

MORA – Mellard – attend meeting bring back to board.

Annual Owner's Meeting – Dollar – run by Swiderski – all on schedule.

Finance – Romano – recommendation ok, three people resigned . We have openings.

Golf Course Maintenance – McIntyre walk around meeting tomorrow at 2:00 pm.

Hearing – Romano – no meeting .

Interview – Mellard – Resolution changed we had a meeting and are having additional interviewers.

Long Range – Pierson, no meetings yet.

Property Advisory – Romano stated condos being shown.

Personnel Policy – McIntyre went thru policy and evaluations, new job description for garbage collection still has to be done.

Search – Mecozzi – Chip Shots, notices, etc.

Mixed Golf – Pierson – discussion on cart rentals, sand trap and badges.

Rules & Regulations – Hensel we have had several meetings working on updating resolutions and rules.

Expense Oversight – check signers of past Board or Finance Members.

2. Hensel move to continue replacing or repairing deteriorated landscaping as funded in the budget. Specifically, shrubs along the golf course side of the residential buildings where there isn't anything currently planted or the current plants need replaced.

Replacement trees (palms of deciduous) will be planted near the front or sides of buildings, but not at the brickwork on the golf course side at this time second by Pierson.

After a lengthy discussion regarding where to plant, what to plant, complaints about planting, maintaining of plants etc. Mellard moved the question, vote was in favor – Hensel, McIntyre, Pierson, opposed, Dollar, Romano, Mellard and Mecozzi, motion failed 4 to 3.

3. Hensel moved to approve a resolution to state the Procedure for Handling Delinquent Accounts. Resolution # 10-88 to be recinded, second by Mecozzi, vote was all in favor.
4. Hensel moved to transfer our Insurance Escrow account from the BB&T bank to the Raymond James brokerage to facilitate control of the account, second by Dollar, vote was all in favor.
5. Malpiedi moved the Board to allow advertising in the Chip Shots at the managers' discretion not to cause conflict with any of our advertisers in the directory at a cost of \$10.00 per issue second by McIntyre, vote was all in favor.
6. Mellard moved to change regular Board meeting from Tuesdays at 1:00 pm to Mondays at 10 am. Vote was in favor – Hensel, Mellard, Mecozzi, Pierson, Romano, McIntyre, opposed Dollar, motion passed 6 to 1.
7. Kathy Mondello moved to have fountain installed at the front entrance pond by Tonys Garden Center, brick work to be done in house by volunteers at a cost of materials only second by Dollar, vote was all in favor.

OWNERS REQUEST TO SPEAK ON NON-AGENDA ITEMS.

Lyle Green – Question - does Francesca receive extra payment for caring for the plants at entrance? Yes.

Joe Romano moved to adjourn the meeting.

Meeting adjourned at 3:00 pm.