

WELLINGTON AT KINGS RIDGE HOMEOWNERS' ASSOCIATION

Board Meeting

August, 22, 2024

Kings Ridge Clubhouse: 1900 Kings Ridge Blvd Clermont, FL 34711

2:00 p.m.

MINUTES

1. Establish a Quorum - Sharon Reed, Rosalie Howell, Jeffrey Rogers, Rosemarie Trylovich and LuAnne Everitt were all present. Also, Keron Prashad, LCAM, representing VistaCAM was present
2. Call to Order – Sharon Reed called the meeting to order at 2:00 P.M.
3. Proof of Notice – Notice was posted Sunday in accordance with Florida Statute by Jeffrey Rogers.
4. Pledge of Allegiance
5. Approval of Meeting Minutes (June 27, 2024) – **Rosalie Howell motioned to approve the meeting minutes of June 27th, 2024. LuAnne Everitt seconded the motion. All in favor. Motion passed unanimously.**
6. President's Report - Sharon Reed – **Sharon Reed motioned to approve signing the engagement letter for March and McMillan, dated July 18th, 2024. Rosemarie Trylovich seconded the motion. All in favor. Motion passed unanimously.**
7. Open Forum
8. Treasurer's Report – Rose Trylovich – **Rosemarie Trylovich motioned to approve \$34,000 from the paint reserve being moved into a Capital Bank CD, for 1 year. Rosalie Howell seconded the motion. All in favor. Motion passed unanimously. Rosemarie Trylovich motioned to approve \$140 to be spent out of account 65800, Repair/Maintenance – General, for gift certificates. Jeffrey Rogers seconded the motion. All in favor. Motion passed unanimously.**
9. Manager's Report – Keron Prashad, Vista Management
10. Old Business
 - a. Updating Governing Documents Process
 - b. Tree Trimming
11. New Business
 - a. Electronic Notification for homeowners
 - b. Updated requirements for HOAs
12. Committee Reports
 - a. Master Board – Rosalie Howell - Report was not presented.
 - b. NARC – Pam Lund - Report was presented.
 - c. Emergency Response – Joe Trexler- Report was presented.
 - d. OpticalTel - Jerry Kelley- Report was not presented.
 - e. Neighborhood Network - LuAnne Everett- Report was presented.

- f. Landscape – Mike Mangan - Report was presented.
 - g. Welcome –Linda Trexler- Report was presented.
 - h. Decoration Committee – Jerry and Laurie Kelley- Report was not presented.
13. Open Forum
14. Adjournment – **Rosalie Howell motioned to adjourn the meeting. Rosemarie Trylovich seconded the motion. All in favor. Meeting adjourned at 3:21 P.M.**