

# Heritage Key Villas Association, Inc.

Kissimmee, FL

## MINUTES OF BOARD OF DIRECTORS MEETING

February 15, 2021

5:00pm

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Those present at the meeting: Dan Hibma, Mark Young, Dan Curtis, Jennifer Gonzalez, Dan Luehrs

1. Dan Hibma called the meeting to order.
2. Proof of notice of the meeting was given and a quorum was established.
3. The December 2020 minutes were reviewed, Dan Curtis made a motion to receive the minutes, and Mark Young, seconded it.
4. Dan Hibma, asked if anyone had any questions regarding the up-to date financials up to the point of the meeting; no one had any questions.

### OLD BUSINESS

Old business was reviewed via the last meeting minutes, as items are stated in detail.

### NEW BUSINESS

- Budgeting items for the year were discussed:
  - Dan Hibma asked what would be needed for tree trimming for the year as we recently performed this. Dan Luehrs stated the tree hedge behind Founders Dr. on Grand Oak Dr. will need to be done, and others will be the regular yearly upkeep.
  - Dan Luehrs stated the pool motor was making noise and the company has told him it may need to be replaced, but it is under warranty. The heater may also need to be replaced. Work if needed may be around \$4,000.00.
  - Dan Hibma went over the Contract Grounds section of the budget and stated not much should need to be done for 2021 other than regular upkeep.
  - Dan Hibma and Dan Luehrs discussed adding a new contract with Dan's Home Care for pressure washing the grounds yearly. Dan Curtis asked if Dan Luehrs could spray a solution on the walkways to help cut down pressure washing and keep mold away. Dan Luehrs said they do this for some areas, and try for the sidewalks but the rain washes away.
- Dan Hibma notified the Board that the HOA dues were being reduced as of February 1, 2021.

**ADJOURNMENT** Dan Curtis made a motion to adjourn, and Mark Young seconded it.