

Heritage Key Villas Association, Inc.

Kissimmee, FL

MINUTES OF BOARD OF DIRECTORS MEETING

February 27, 2022

5:00pm

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

1. Mark Young called the meeting to order.
2. Proof of notice of the meeting was given and a quorum was established.
3. The December 2022 minutes were reviewed, Dan Curtis made a motion to receive the minutes, and Dan Hibma seconded it.
4. Mark Young, asked if anyone had any questions regarding the up-to date financials up to the point of the meeting – no questions.

OLD BUSINESS

- Old business was reviewed via the last meeting minutes.

NEW BUSINESS

- Update on 2013 Grand Oak Dr. litigation – Board agreed to have attorney start the eviction process to remove unauthorized tenants.
- Amenity bands final review – Dan Curtis made motion to accept, and Dan Hibma seconded.
- Holiday guidelines final review – Dan Curtis made motion to accept, and Dan Hibma seconded.
- Larry Evans Underground is inspecting the irrigation system in phase one and will provide an estimate for the areas needing repair. HOA will request an updated zone map from Larry for future use.
- Dan Curtis recommended getting new speed bumps in the community. Jennifer Gonzalez let him know this is something that is on the to-do list for future items. Getting pricing currently for larger and longer speed bumps.
- Dan Curtis let the Board know that a homeowner will be discussing applications for short-term rentals at the Annual meeting, as they wish to not have to provide the same information as long-term rentals. Jennifer Gonzalez reminded the Board that this discussion was requested at a prior Board meeting, and the Board declined the request for two sets of criteria and made the decision to remain with the current policy as it has been in place and working for several years.

ADJOURNMENT Dan Curtis made a motion to adjourn, and Dan Hibma seconded it.