

Titusvillage Section One Protective Association, Inc.
Annual Membership Meeting
October 24, 2017
Minutes - Draft

Due to lack of a quorum at the regularly scheduled Annual Meeting in September 5, 2017, the meeting was rescheduled for October 24, 2017

The second try for the Annual Meeting of the association was held at Collins Realty Group, Inc.

President, Amy Williams, welcomed the group and called the meeting to order at 7:00 PM.

A quorum was established with 29 owners represented either in person or by proxy. According to Florida Statute 720.306(1)(a) a quorum at a meeting of the members shall be 30% (88 x 30% = 26.4 owners) of the total voting interests.

Proof of Notice was presented by Manager Karen Collins.

Minutes – Reading the Minutes from the last Annual Meeting was waived.

Parking problem discussion

President, Amy Williams began the discussion regarding the parking issues. The issue was discussed last year and as a result, the association added yellow paint and “No Parking” stencils in the arears around the corners. It seemed to work for a while but now people are starting to park anywhere they want.

Vote to amend the HOA documents regarding parking

Unfortunately, there is not enough owner representation to even vote on amending the HOA documents regarding parking. An affirmative vote of 66 is needed to pass an amendment. There were 23 Limited Proxy Ballots received in the mail. There were 9 people present that had not cast their vote yet. So, if all the ballots received were Yes and the 9 people present all voted Yes, the vote to amend the documents would still fall far short.

The Board will not make another attempt at trying to get the votes to amend the documents until next year. Management will continue to do what they have been doing – placing notices and sending letters.

Open discussion

Most homeowners are pleased with the new lawn crew – Donaldson and Company. Some owners said that the shrubs are not being trimmed. The addresses were taken and Dennis will see that Donaldson get the information.

Mr. Herndon asked about adding gutters and replacing the garage door – Ms. Williams said that many people had gutters and have changed their garage door. The only requirement is that they fit in with the scheme and match the existing color colors.

Another owner asked about extending the driveway with pavers. Ms. Williams noted that the City of Titusville would have to be consulted because when she wanted to do hers, they told her no.

Mr. O'Neil asked about hurricane shutters. They are OK as well as long as they blend with the neighborhood.

There was no other business to come before the membership and the meeting was adjourned at 7:16 PM.

Respectfully submitted October 25, 2017 by:

/es/ *Karen Collins*

Karen Collins, Community Association Manager