

Tillman Acres Homeowners Association, Inc.  
Board of Directors Meeting  
December 8, 2020  
6:00 PM  
Minutes

Location

High Springs New Century Women's Club, 23674 West US Highway 27, High Springs, FL 32643

Call to Order

The meeting was called to order at 6:05 PM.

Attendance, Roll Call, Determination of Quorum

Board Members present were Ed Hartin, Daniel Mahin, Pat Parrish and Alicia Phillips. Representative present from Guardian Association Management was Kelly Burch. Quorum was obtained.

Reading/Approval of Minutes of Last Board Meeting

Kelly read the minutes from the January 7, 2020 meeting aloud. Alicia made a motion to approve the minutes as read. It was seconded by Pat and approved unanimously.

Treasurer's Report

Kelly provided the treasurer's report stating that the Association had \$10,207.40 in the Operating Account and \$17,141.87 in a CD which was also operating funds. The Board was asked if there were Reserve Funds set aside and it was explained that there was not a "Reserve" set up in the legal sense of a Reserve account, however, there were funds put into an operating CD that could be used for any major repairs to the few items that the Association owned. Pat made a motion to accept the Treasurer's report as presented, it was seconded by Alicia and approved unanimously.0

Old Business

Ed noted that there was one property that still had not paid dues, however, it was still in collection with the attorney.

New Business

Consideration & Approval of the 2021 Budget: It was noted that there were not changes in the budget from the 2020 budget. Kelly was asked to contact the landscape company and see if they would be interested in changing out plants at the entrance three times a year and obtain pricing. Pat made a motion to approve the 2021 Budget as presented. It was seconded by Daniel and approved unanimously.

Other: It was noted that the vegetation on the front fence line may need to be cut back soon on homeowner property. It was discussed that the owners of the property would have to be notified that access would be necessary. It was also noted that the southwest entry light was burned out. Pat Parrish stated that he would replace it.

Annual Meeting: The Annual Meeting was scheduled for 1/14/2021 at 6:30 PM at the Women's Club.

There being nothing further, the meeting was adjourned at 6:47 PM