

Bunting Neighborhood Property Owners Association
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Minutes from the BNPOA Annual Meeting held Saturday, November 20, 2021
Meeting Commenced at 4:15 PM, with 8 homeowners being present, and 7 Proxy's in hand.
We had enough to meet the Quorum Requirement.

Discussed at this annual meeting were:

We had a good year, with all homeowner's dues being paid and no significant expenses this year. There are currently some non-compliance issues on-going with two homeowners' that we are currently working to resolve. As a Board, we have decided to seek outside legal counsel on what can and cannot be imposed for HOA fines against any non-compliant homeowner. It is our understanding that Florida statues have recently changed regarding HOA's, so we want to be sure that we are handling everything correctly and within the current extent of the law.

Items voted on to implement this next year are:

- 1) Getting new bids from landscapers in order to replace our current contract with Bryan's Lawn Care.
- 2) Installation of Speed Limit signs stating 15MPH on Bunting Drive.
- 3) Installation of Speed Bumps that will be placed at the pump house and between Anna and Carla's. This is to help reduce the current issues with speeding of both homeowner's and the UPS and FedEx drivers.
- 4) Possible installation of a gate camera, or even a "smile your on camera" sign.
- 5) Possible installation of a code box on the inside of the gate for the children using the bus stop to be able to open the gate without needing to walk around either side. Currently, if there is a child already waiting, he or she will open the gate as a courtesy to others.
- 6) Possible installation of a bench at the front of the gate to be used for the kids waiting while they wait at the bus stop.

Other additional items for possible consideration, that would require 100% approval from all homeowner's are as follows:

- 1) Making Covenant changes regarding sheds. It was asked that we begin to allow the shed roof to be metal rather than shingled. This is because the improvements in the sheds available for purchase nowadays and that shingles are considered more of a "custom" choice now.

It was put to a vote; the same Board members have been approved for another year. The ACC Committee was also voted to remain the same. However, it is noted that Aidan was not present and will be asked/confirmed that he is acceptable with remaining on the ACC Committee. Should he choose to step down, we will need to seek a replacement.

The meeting concluded at 5:05 PM.

Respectfully Submitted,
Doris Beck
2020-2021 Treasurer