

**KENSINGTON AT TAMPA PALMS HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES**

Tuesday, September 12, 2023

MEETING VIA ZOOM

Board Members Present:

- Keith Tolson
- Jordan Bolton
- Nancy Metzger
- Tina Sturdevant

Property Manager Present:

- Cory Mallory

Homeowners Present:

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Notice of meeting was posted by exit gate on Sunday, September 10th, at 1:45pm

BOARD MEETING

Board meeting was called to order at 5:32PM

Minutes from the June 2023 Board meeting were reviewed and approved.

REPORTS OF OFFICERS AND COMMITTEES:

Manager's report

- 3 homeowners are delinquent on assessments.
- Collections are just over budget
- \$1000 under in expenses, even after the costs for boring a new gate wire

UNFINISHED BUSINESS:

- **6416 Renwick**
New owners haven't moved in. Previous complaints regarding overgrown landscape and grass not being maintained regularly. Some neighbors have complained to board members about the areas where the trees were removed not looking great.
- **Holiday Décor**
Cory will check with prior decorating company about returning our décor when they start getting things sorted in November.

NEW BUSINESS:

- **Entry Lights**
The two lights at the inside of the entrance stay on longer than others. Jordan will go check the sensor to see if the landscaping is blocking it.

The meeting was adjourned at 5:49