

**Kings Cove Neighborhood Association
Work Session Meeting/Conference Call**

Date: 2/16/2020

Attendees:

Donna Maurer – President

Bill Fiore – Vice President

Carolyn Inhoffer-Montes – Treasurer

Doranne Bigelow – Secretary

Terry Burt - Member at Large

Dennis Thompson – KCNA Manager, Thompson Realty

John and Brian - Fresh Cut Landscaping

12:03 P.M. Donna announced the start of the meeting.

Agenda Items Discussed (from Terry's Agenda/Questions document):

Cost Adjustment - noted by Fresh Cut on their 2020 proposal - decision made to discuss at the end of the meeting.

Spring and Fall Cleanup Dates - Fresh Cut will provide a full schedule of dates. Donna mentioned that KCNA residents don't get information on when Fresh Cut will do the work. Decision was made to tentatively start late March, early April pending weather. A discussion regarding one or two Fall cleanups concluded with recommendation for a second Fall cleanup. Fresh Cut will provide a cost for a second Fall cleanup.

Edging Around the Beds - Donna informed Fresh Cut that the edging around the beds was not deep enough and that it needs to be deeper to avoid washout. Other members agreed. Fresh Cut said that they use machines to trench. Fresh Cut will investigate and improve trenching around beds.

Mulch - Discussion regarding the black mulch used in 2019 being installed too thinly and the quality wasn't good, specifically, that it was 'black tiny little chips' with grass clippings tending to lie on top. Donna mentioned that neighbors complained about the quality and thinness of the mulch and that her bed had no mulch remaining. John said that he didn't receive these complaints and replied that when he receives any, he acts quickly to try and resolve them. He explained that the thinness of the mulch was done on purpose due to instruction from KCNA because the previous landscaper had mulched too high. Donna said that the goal of the board is to improve the appearance of the KCNA neighborhood.

John said that he didn't understand the complaint about the quality of the mulch because the black mulch which they used is the same as the triple shredded brown mulch previously used (by the previous landscaper), dyed black.

Donna noted that neighbors complained about the black mulch color. Doranne and Dennis explained that KCNA made this change due to homeowner requests at the 2018 annual meeting. Fresh Cut's proposal was for black mulch in 2020. They will provide a cost for brown root mulch.

Donna suggested that the mulching be done the first week in April. She worried that if done earlier, the falling cherry blossoms would need to be cleaned up. Doranne and Fresh Cut noted that mulch is a weed preventer and should go down earlier. Fresh Cut will do the spring cleanup and mulching in late March, pending weather. Donna said that when Fresh Cut does the cleanup, she'd like them to take a layer off of the areas where the mulch is too high.

Weeding - Donna told Fresh Cut that she saw lots of weeds last year like she never saw before. She also noted weeds between the cracks in her concrete. Carolyn said that she saw Fresh Cut workers weeding on her video camera and both Doranne and Carolyn did not seem that weeds were a problem on the Horizon side of KCNA.

Donna said that she would like Fresh Cut to apply the mulch heavier this year to help deter the weeds. Fresh Cut will manage Round Up treatments week-to-week in different areas to keep the weeds under control.

Discussion with Fresh Cut concerning the appearance of and keeping the berms along Lagoon Boulevard intact. Fresh Cut suggested a creeping ground cover. Donna responded that the ground cover would just trap leaves and look messy. Fresh Cut's concern was preserving the root system and noted that the area is a challenge. They will take a look, evaluate the situation and make a recommendation.

Donna suggested that flowers be planted under the KCNA sign located on Lagoon Boulevard. Fresh Cut said that the bed looked very full and haphazard. Fresh Cut said that flowers would be \$30/flat. Fresh Cut will evaluate and make recommendations.

Lawn and Insect Control Program - Kyllinga grass has been a challenging problem around KCNA and Fresh Cut said that it is difficult to control and that it drowns out all other grasses. They said that the chemicals which they're using is helping and noted that it'll look bad before it gets better.

Donna mentioned that ants are a problem and asked Fresh Cut if the chemicals used treat for ants. Fresh Cut responded that they treat lawns for insects but not the flower beds. Doranne and Carolyn commented that they don't know of an ant problem on the Horizon Lane side.

Terry informed Fresh Cut of grass clippings being blown inside her storm door. They should be blown away from all units. Fresh Cut replied that they will provide more supervision to their workers.

1:00 P.M. Doranne and Bill disconnected from the conference call.

Sprinkler system - Fresh Cut had submitted a service proposal for Kings Cove sprinkler system. There was a discussion regarding the benefits of having lawn and sprinkler under a single contractor. Board agreed that it would be beneficial to have a single contractor.

Fresh Cut stated, aside from what is included in their proposal, they would routinely inspect, monitor and provide recommendations should they notice grass being over/under watered, sprinkler head relocations if necessary, etc. They also stated they are always available should an emergency arise with the sprinkler system.

Fresh Cut will review their proposal and provide cost for each topic of the meeting not included in their 2020 proposal, i.e. second Fall cleanup, root mulch, berms and entrance sign improvements.

Since the Board has had numerous discussions regarding the replacement value of the sprinkler system for KCNA reserve determination, Fresh Cut will provide a ballpark value for worst case scenario should the sprinkler system require total replacement. Fresh Cut stated that would likely never happen as most existing pipes would not need replacement. This in no way is binding or affects their contract proposals.

Meeting was adjourned at 1:32 P.M.

Next Board meeting – Saturday, April 25th, 11 A.M. at the Brigantine Community Center.