

Harbor Island Board Meeting Minutes
Tuesday, April 15, 2010
RE/MAX Specialists Training Room

Present: George Robertson, John Barnes, Jerry Lewis, Norbert Wann, Todd Murphy, James Davis, and Kathy Melton representing The CAM Team at RE/MAX Specialists

Meeting called to order at 6:30 pm by President, George Robertson.

Financials:

The financials for March were e-mailed to the Board in advance of the meeting. Kathy Melton reported that the balance in the Investment Account was \$14,065.78 and the balance in the Operating Account was \$41,382.59 as of March 31, 2010. The balance in the Park Account is \$1,201.35. A transfer of \$150.00 from the Park Account to the Operating Account will be made in April to cover the charges for the removal of the gazebo.

The Board reviewed the April 2010 Collection Status and Tracking Report. A total of \$381.96 was collected in March from past due residents. In addition, twenty-five (25) residents who have previously been current on their dues have not paid their 2010 assessments. Past due statements will be going out to residents and the Board agreed that if payment is not received by April 30, 2010, then Management is to move forward with legal action.

The 2009 year-end report was revised to include the income/expenses for the Park Account. The report will be included with the Annual Meeting notice.

Jerry Lewis approved the financial report and said that the spreadsheet provided by Management that tracks current income/expenses has been started, but will become more beneficial as we get further into the year.

Minutes:

The minutes from the March 2, 2010 meeting were approved as written. John Barnes certified and signed the minutes as James Davis arrived after this portion of the agenda.

Old Business:

The Board reviewed the violation tracker. The owner who has not trimmed the hedges on his property was discussed. The Association has the right to go on the property to cut the hedges and then charge the homeowner's account. The Board requested that the attorney send a legal letter that advises the resident that the Association will take action should he refuse to cut the hedges.

The Architectural Review Board reported that there was one approved request for a roof replacement. Todd Murphy volunteered to start a log to track ARB requests. Management will provide a sample log. The resident who has received a permit from the county for a room addition did not respond to the letter sent by Management requesting an ARB form be submitted. A second request has been sent.

George and Kathy attended the hearing at the Clay County Courthouse concerning the two dogs that bit a Harbor Island homeowner. Judge Collins concluded that after listening to the witnesses, there was no doubt that both dogs were involved in biting the resident and he issued an order of destruction requiring the dogs be euthanized. The owner of the dogs is appealing based on constitutional grounds and a hearing will be held at the end of April.

The company that services the ponds is still requesting boat access to Lake 3 so that they can better treat it. Management will pull a plat of the houses around the pond to determine the location of the easements. A Board member will then contact the homeowners in the area to find an access point.

The hearing for the individual who was charged for setting the fire in the park was supposed to be held on April 13th, however it was canceled as the individual had his 19th birthday on April 3. The matter can no longer be handled by the Juvenile Court and will be moved to adult court. A county attorney will be handling the case and it will take several weeks for the paperwork to move through the system.

Norbert Wann contacted Management to request that the Sheriff's Office be notified that the park hours sign has been posted. Sheriff Tate will take a picture of the sign to distribute to the watch commanders so that the patrol officers can be notified.

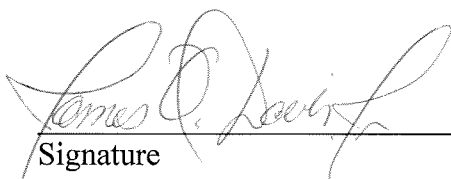
New Business:

The Annual Meeting for Members will be held on May 4, 2010 at the Paterson Elementary School Cafeteria. Management will send out the Annual Meeting Notice by Friday, April 16, 2010. The agenda was discussed and finalized. There will be a time for residents to speak at the end of the meeting. Four seats on the Board are up for election – the seats currently occupied by George Robertson, John Barnes, Jerry Lewis, and Larry Gress.

Jerry made a motion that a community park clean-up day be tabled so that the Park Account can build and be used to purchase benches. Todd seconded the motion. The Board will meet at the park on Wednesday, April 21st, to go over options and then the park plan will be discussed at the June Board meeting. The motion passed unanimously.

Todd and Norbert will meet the week of April 19th to select the first winner of "Yard of the Month."

The meeting was adjourned at 7:30 p.m.


Signature


Date