

Harbor Island Board Meeting Minutes  
Tuesday, February 12, 2013  
RE/MAX Specialists Conference Room

Present: George Robertson, Damon Heemstra, James Davis (via conference call), Larry Gress, Norbert Wann, Todd Murphy, and Kathy Melton representing The CAM Team.

Meeting called to order at 6:48 p.m. by President, George Robertson.

**Financials:**

The financials for January were emailed to the Board in advance of the meeting. The balance in the Operating Account at the end of January was \$40,951.40. The balance in the Investment Account was \$23,441.86. Payments have been coming in steadily. Statements were sent to homeowners last week, along with a flyer providing instructions on how to pay online.

Damon Heemstra provided a spreadsheet detailing expenditures by budget category to Board members. The Association is in good shape. Expenses for Legal and Irrigation are over budget for the current period.

The February 2013 Collection Status and Tracking Report was discussed in detail. The Board approved filing four (4) liens, and moving forward with one (1) foreclosure against a homeowner who defaulted on a payment plan.

**Minutes:**

The minutes from the January 8, 2013 Board meeting were approved as written. George Robertson signed the minutes.

**Old Business:**

The updated violation tracker was emailed to the Board prior to the meeting. A drive-through will be conducted this week. A homeowner who continues to park a boat in his driveway has been sent to the attorney. Todd Murphy has requested to ride the neighborhood in March.

The homeowner who has continually parked on his lawn, and who has received a letter from the attorney, contacted Management and will be coming to the CAM office on Friday to submit an ARB request.

An updated ARB Tracker was provided to the Board. There are no outstanding requests. Management will be converting to an online system (SmartWebs) for Architectural Review requests and violations. The system should be up and running in the next month or so.

A new playground soccer goal will be built with schedule 80 PVC. James reported that he has the PVC pipe and will be delivering it to George's house within the next week.

The budget for 2013 was approved at the November Board meeting. A line item was added to cover the costs of "forced lawn cuts" on abandoned/foreclosed properties. The cost of the forced cut is added to the homeowner's account.

**New Business:**

A homeowner contacted George about removing a tree that was affecting her foundation, and also wanted to know the procedure to get approval to install a garden shed. She asked if the Board had any recommendations for a tree removal company. The homeowner also contacted Management concerning her requests. The homeowner was told that Bold City Tree Service has removed several trees in the neighborhood and does a good job. The procedure for submitting an ARB form for the shed was explained, including the information that would need to be provided.

A homeowner requested that the infant swing in the park be changed to face north to prevent the sun shining in the infant's eyes. The Board felt that the swing should be left as is.

A house on Stern Way has been egged twice in the last month. The Board will inform neighbors to keep their eyes open and to let them know if they see any suspicious activity.

A request has been made to add a sandbox to the park. After discussion, the Board felt that it was not in the best interests of the Association to install a sandbox. The Board unanimously agreed to deny the request.

A homeowner reported that a tree on the berm was causing damage to his fence. The bid from Valley Crest to remove the tree and underbrush pushing on the fence was \$300.00. The Board approved the bid.

Patricia Burchfield, chairman of the Host Committee, could not attend the meeting but asked the Board to consider setting up a separate email address for the Committee. After discussion, the Board felt that contact from new homeowners should come through the Management office. The previous materials distributed to new homeowners had personal phone numbers. The Board suggested using the main phone number for The CAM Team – 278-2338 – and any requests will be forwarded to the Committee.

Yard of the Month awards will be given from April through September. Selections will be made the first week of the month and Board members will take turns selecting the winner according to the following schedule:

April – Todd Murphy

May – John Barnes


June – Larry Gress

July – George Robertson

August – Damon Heemstra

September – James Davis

All business being completed, the meeting was adjourned at 8:01 p.m. The next meeting is scheduled for March 12<sup>th</sup>.

  
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Signature

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Date