

Harbor Island Board Meeting Minutes  
Tuesday, June 11, 2019  
The CAM Team Conference Room

Present: George Robertson (President), Larry Gress (Vice-President), George Buckland (Secretary), Damon Heemstra (Treasurer), Carlos Berrios (ARB), Liane Barkley (ARB), and Linda Lopez (ARB); Gina Cabral represented The CAM Team.

Excused: None

Homeowners Present: One (1) homeowner was in attendance. Homeowner is requesting to be grandfathered in on the rule for RVs. He will also be submitting an ARC to replace his current shed.

Meeting called to order at 5:56 p.m. by President, George Robertson

**Financials:**

The financials for March emailed to the Board in advance of the meeting. The balances as of May 31, 2019 were:

Operating Account	\$55,350.05
Money Market Account	<u>\$35,625.81</u>
Total Funds	\$90,975.86

There was (1) new homeowner since the last meeting.

As of May 31, 2019, 94.5% of the 2019 Assessments have been collected. Twenty-One (21) past due statements were sent out on May 10, 2019 with courtesy notices. Outstanding receivables as of May 31, 2019 were \$7,437.85

The May 2019 Collection Tracker was reviewed. There is currently one (1) bank foreclosure and one (1) association foreclosure. Damon Heemstra made a motion to approve seventeen (17) Notices of Intent to Liens. Larry Gress seconded. All approved.

Damon Heemstra provided a spreadsheet to Board members detailing expenditures by budget category for May 2019. According to the report, all expenses were within line according to the budgeted spending plan. The expenses for the month of May were 7.5% versus the 8% for the month. With 42% of the year completed, the Association has spent 30.9% of the budget. Overall, the Association continues to remain in great shape.

**Minutes:**

The minutes from the April 9, 2019 Board meeting were approved as written. George Buckland certified and signed the minutes. A draft copy of the minutes from tonight's meeting will be posted on the website as soon as possible.

An updated Architectural Review tracker was provided to the Board. There is currently one (1) outstanding request.

An updated violation tracker was provided to the Board. George Robertson made a motion to file Covenant Enforcement Lawsuits on two properties. One located on Dockside and another on Harbor Island Drive. Liane Barkley seconded. All Approved.

**Old Business:**

George Robertson continues to ride with Carrie from The CAM Team for the drive through inspections when schedules permit.

**New Business:**

There were no submissions to the Virtual Suggestion Box.

BrightView provided a quote to trim the two large oak trees at the entrance. The Board tabled this until after the storm season and requested additional quotes be obtained since none were solicited.

The irrigation controller was damaged and needed to be replaced in order to run irrigation at the entrance. The repair was approved and BrightView repaired it within a matter of days.

All business being completed, the meeting was adjourned at 6:59 p.m. The next meeting will be on Tuesday, August 13, 2019 at 6:30 p.m.

  
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Signature

13 AUG 2019  
Date