

Harbor Island Board Meeting Minutes  
Tuesday, August 11, 2020  
1204 Stern Way, Fleming Island, FL 32003

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

Excused: Linda Lopez (ARB)

Homeowners Present: None

Meeting called to order at 6:00 p.m. by President, George Robertson

**Financials:**

The financials for July were emailed to the Board in advance of the meeting. The balances as of July 31, 2020 were:

Operating Account	\$48,219.68
Money Market Account	<u>\$50,893.09</u>
Total Funds	\$99,112.77

There has been one (1) new homeowner since the last meeting.

As of July 31, 2020 97.6% of the 2020 assessments have been paid.

There are currently seven (7) accounts in collections, one (1) account in bankruptcy. Five (5) accounts were requested to turn over to the attorney. Liane Barkley made a motion for approval, seconded by Larry Gress. All approved.

A spreadsheet provided by Board Treasurer Damon Heemstra detailed expenditures by budget category for July 2020. Being 58% of the year through, 41.1% of the operating budget has been spent. There are currently no areas of concern. It is forecasted that at the end of the year, the money market account will have almost a full years of operating expenses saved up.

**Minutes:**

The minutes from the July 14, 2020 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 violation tracker was provided to the Board.

An updated Architectural Review tracker was provided to the Board. There are no outstanding requests.

**Old Business:**

For the time being, The CAM Team is not riding with a member of the Board for violations.

**New Business:**

There were (3) submission to the virtual suggestion box:


- On July 16, 2020 an email was sent that the street light on Hammock Bay Court was now completely out and needed to be reported to Clay Electric.
- On August 4, 2020 an email was sent requesting an update on the street light on Hammock Bay and was inquiring as to why it was not brought up at the July meeting. The knowledge that the street light was now completely not functioning wasn't received until after the July meeting. Clay Electric was contacted that the street light is still not working, it was noted that it is probably more than a bulb issue and possibly a repair order will be issued.
- On August 4, 2020 an email was sent requesting more information about when the meetings are taking place and where they will be held. Management acknowledged that they were not aware that the calendar widget on the front page was still showing meeting dates and the location at The CAM Team conference room. Changes were being made on the "Meetings & Minutes" page and those changes were not updating on the front page. The website will be getting a makeover in the coming weeks that will be easier to navigate and less confusion.

There was recent discussion on an unofficial Harbor Island Facebook Page about how the Yard of the Month is chosen and what the criteria was. The resident that was selected in July turned the Yard of the Month sign back in to management and asked that they not receive the gift card. The Board discussed discontinuing the Yard of the Month program due to the recent negativity surrounding it, but after much discussion it was stated that the Yard of the Month will continue as planned for 2020, including a Halloween and Christmas yard. If the negativity surrounding how the Yard of The Month is selected, the Board will discuss again discontinuing the Yard of the Month program.

Liane Barkley created a Frequently Asked Question document for Harbor Island covenant violations to be posted on the official Harbor Island website. This will be added to the website with the upcoming changes.

The Annual Meeting was postponed in May due to the outbreak of Covid-19 and no access to Paterson Elementary. Clay County School Board is now charging for the use of any school facility. In order for the Association to hold a meeting at the school, a minimum of two (2) hours is required at \$60.00 per hour. There is also additional fees for cleaning, custodial pay and sales tax being charged. The Board has discussed having the Annual Meeting in October at the Harbor Island Park. Residents would be informed to bring their own chair and will be asked to socially distance while at the park. At the September meeting, the Board will make a firm decision as to if the Annual Meeting will be held in October so Management can send out the proper notice in advance.

All business being completed, the meeting was adjourned at 6:57 p.m. The next meeting will tentatively be held on September 8, 2020. Location to be announced.

  
Signature

09/08/2020  
Date