

Minutes from Harbor View HOA board meeting, March 28, 2019

Attendance: John Canetti -President (term thru 2019) Tommy Easterby - Vice President (term thru 2019) Tony White - Treasurer (term thru 2021) Dawn Harris - Assistant Treasurer (term thru 2022) Page Courtney - Secretary (term thru 2022) Trudie Easterby - ARC Chairman

Home owners attended: Kevin Lester, Debbie Canetti, Bill Hartman and Harold Broughton

Meeting was called to order by John (president) at 6pm. John welcomed everyone and thanked them for coming.

Minutes from the December 17th meeting were reviewed. Motion was made and seconded. Minutes were approved. Also reviewed the minutes from the March 16 special called meeting of the homeowners. Motion was made and seconded, these minutes were also approved.

Tony gave the treasurers report. 72 lots have paid this year fees. Taxes have been paid along with \$700.00 for legal fees. Have not received bill from attorney for work on covenant change. No liens filed yet against last years delinquent fees. Will wait until October to file. Also paid \$900.00 for 4 loads of gravel for new storage lot. Motion was made and seconded. Financial report was approved.

ARC report given by Trudie. Lot #48 has been approved to build. There was nothing else to report. Asked for volunteers to join the ARC committee. Bill Hartman volunteered. Also volunteer is needed to manage the newsletter. No one volunteered so email will be sent to homeowners asking for volunteer.

Old business

Discussion was held on how to enforce the "set back" rules in the community. Now that the storage yard has been enlarged, homeowners should not have cars, trailers, boats, etc. in front yard. Harold Broughton shared with the board that in 2007 this was clarified for the homeowners (not a change to the amendment). So question for the board - should we leave it as it is or re clarify again? Motion to clarify was made and seconded. Motion was approved. This item will be brought up in the October annual home owners meeting.

No family members on board. This is already in the by-laws so there is no problem with the board. This does not apply to committees. Motion was made to keep as written In the by-laws. Motion was seconded and approved.

Attorney Eugene Fulton will file paperwork for covenant change. One question from homeowner about last statement - "will be approved by board not association". John will ask Eugene for clarification. Approval is given to John to sign change to covenant. Motion was seconded and approved.

Fines for covenant violation. Good discussion was held on how to enforce this. Need to set up a schedule / list of fines for infractions. According to the attorney - the board should be able to this on our own without changing covenants. John will clarify with attorney on how to enforce these fines. Will discuss at next board meeting and will bring up in the October homeowners meeting.

Removal of unclaimed items in the storage yard will begin soon. Will send out another email with pictures of items.

New business:

Board was asked their opinion on increasing the HOA fees for next year. Board did not see the need to do this at this moment.

Brian Counts wants the lawn business put out to bid for 2020. Will include the landscaping of the entrance in the bid. Bids will be obtained for the new year.

Asked for volunteers for July 4th picnic. John will send out email to homeowners asking for volunteers.

Discussion about moving some of the larger Cyprus trees to better cover the storage yard. Quotes will be gotten on cost of moving these trees. John will get quotes on planting cherry laurels against the fence to help hide the yard. Will open as old business at next meeting. Also discussed running water line from well at the pavilion. The well at the lot on the corner by the entrance is being used at this time. It will be expensive to run line from pavilion, so it was decided to table this until next meeting.

John brought up the concerns about the remote being "slow" to open the gate for some homeowners. He has a quote of \$600.00 for a new remote. It was decided not to purchase the new remote but to move the remote box to the stone wall. This will cost \$200.00. Motion was made to approve this cost. Motion was seconded and approved.

John asked if there was anymore new / old business. None was noted.

John closed the board meeting at 7:32 pm. Meeting was adjourned at this time

Minutes were recorded by Page Courtney

Approved by President - John Canetti