

HARBOUR VILLAGE PROPERTY OWNERS ASSOCIATION, Inc.
Draft Minutes of Board Meeting. June 20th 2017

Association President, Marty Fernsten, called the meeting to order at 9:00am

Board Members Present: Marty Fernsten, John Dowding Mike Lachman, Alan Hollandersky and Gary VanWambeke were present either in person or via teleconference thus establishing a quorum. Also present was Peter Grant, representing the Association's Management Company.

Notice of Meeting: A Meeting notice with agenda was posted in the required manner in accordance with the Association Bylaws and Florida Statute #718.

Approval of Agenda: Marty Fernsten made a motion to approve the agenda. Second by John Dowding. All in favor. Agenda approved.

Approval of Minutes: Marty Fernsten made a motion to approve the minutes of the 4/18/17 board meeting. Second by Marty Fernsten. All in favor. Motion approved.

Financial Report: Management presented draft financial statements as of 5/30/17 showing that the Association has \$421,882.05 in cash or cash equivalents and \$437,647.03 in net assets The May and YTD budget variance reports was discussed and various questions answered.

Old Business: Updates

- **Entry Gates:** Management was instructed to check with the attorney regarding any response from Mr. Martell and to request additional contact with him.
- **Boat Dock:** Management advised that the project has been completed.
- **Pool Resurfacing:** Management shared all the bids for the resurfacing project. Mike Lachman made a motion to hire Resurrection Pools at a contract price of \$47,230. Second by John Dowding. After considerable discussions the motion was approved 5:0
- **Tree Removal:** Management advised that the tree removal previously approved has been completed.
- **Water Pipe Replacement:** Management was instructed to obtain pricing for the replacement of copper pipes under buildings #1 and #3.
- **Termites:** Management advised that there had been one small termite infestation in #1 and treated.

New Business:

- **Rope Replacement:** Alan Hollandersky advised that he had found a source of 1.5" white nylon rope. A sample will be purchase prior to ordering the 500 feet required.
- **Next Meeting is the AGM:** July 25th at 9:00AM.

There being no further business before the Board, Marty Fernsten made a motion to adjourn. Second by Gary VanWambeke. All in favor. The meeting was adjourned.