MINUTES OF THE FEBRUARY 11, 2014 HARBOUR POINTE HOA MEETING

Present:

Randy Nahvi   RN

Paul Williams   PW

Pat Pickett   PP

Steve Jones    SJ

Sharon Dalton    SD

Michael Dalton   MD

Mark Livingston   ML

Absent:  Derek Foreman   DF

Call to order by RN, 5:30 PM.

RN to ML:  Mark, give us a maintenance update, please?

ML:  There are woodpecker holes to fix at #45.  #88 has an exterior hole in the siding and owner believes there are squirrels getting inside the wall.

RN:  As usual, there are some snow plowing complaints from the SF homes.

ML:  I'm doing what I can, weather permitting -- plus, my truck burned up.

PW to ML:  Are there some work orders completed?

ML:  Some things are done at #27.

RN:  We [board] will have to decide which building to rehab next.

PW:  I'd say J, but PP and I will look at all the remaining gray buildings.

RN:  Whichever it is, we will need to order windows.

PP to PW:  I will be back here next week on Tuesday.

ML:  I'm kind of concerned about ice on the decks.

PW:  There's ice on my decks -- a lot of it.

ML:  I knocked off some wall blocks over by the pool -- accidently hit with the [snow] plow.  They are not damaged, just scattered around and I will put them back.

MINUTES

Approved by all.

FINANCIAL REPORT

MD:  As of Jan. 31 we had $184,000+ in the reserve account and $117,000= in the operating account.  Total is $302,000.  January income was $66,000 and January expenses were $4575.  Just nothing much got done in January because of all the snow.

MD:  Receivables are at $6200.  Delinquencies are mostly all from #32 at $5400.

RN:  I see Mr. T. Smith owes $625.

MD:  He's been notified that he is late.

RN to MD:  Please put $25,000 into the reserve account.

MD to SJ:  Can you take care of that at your Old National branch?

SJ:  Yes, I will handle it.

RN:  We'll need that money, I know, sometime in 2014.

Financial report then approved by all.

OLD BUSINESS

RN:  February 24th is the Smith hearing at the Monroe County courthouse, 1:00 PM.

PW:  Carla H. and Jim. H. cannot attend but will provide written testimony.

PW:  PSA has been real helpful with complaints about the dogs.  I now have eight records from PSA.

PP:  We need to call-in everything about those dogs.

RN:  [Att'y Tom] Densford sent me a detailed e-mail today.

RN:  Everyone please remember it is set for 1:00 on the 24th in Judge Hill's courtroom.

NEW BUSINESS

MD:  I have a printed breakdown of expenses for Building I.  Basically, there have been four workmen on that job.

RN:  This reflects $60,000 worth of labor.

MD:  We're over $90,000 on Building I but it is almost completed.

PP to MD:  Thanks -- this gives us a base line.

SJ:  I signed a one-year contract with Aqua Pro.  Also I signed with Aqua Pro to paint the pool this spring.  I will try to have the pool open by the middle or third week of May.

NEXT MEETING

SJ:  March 11th is the second Tuesday -- will this work for everyone?

All approved.

SJ:  Move to adjourn.  No objections.   Time of death:  6:12 PM.

Respectfully submitted by S. Jones, Secretary.