

Harbor Isles Condominium Association
c/o: Prestige Property Management
PO Box 507
Cape Canaveral, FL 32920
(321) 501-0654

Board of Directors
Meeting Minutes
Held
Tuesday, December 8, 2015

This meeting was called to order at 7:00 p.m.

A quorum was established with 4 of 5 Directors present. Paulette was excused.

Reading or Waiver of Reading of Previous Meeting Minutes: None

Reports of Officers, Committees and Agents:

Richard again thanked all the volunteers who help make Harbor Isles the beautiful community it is and was excited for future projects.

Lori read the Balance Sheet.

Old Business:

- a. Update on Warranty repairs: Lori reminded the Board that the matter was now a lawsuit against Chematics, Keystone Engineering, All Custom Aluminum, Town & Country Building Supply and Beneda Coatings Company. As such, the matter was now “attorney client privileged” and all future communication should be kept confidential so as not to harm the case. When allowed, Lori will update the residents.
- b. Update Building Landscaping Project: Consideration of rock at bldg 6, 7 and lap pool: The Board reviewed bids from Green Leaf. Lee Hoyt motioned to accept the bid for rock at bldg 6, 7 and the lap pool, but to remove the “edging” from the lap pool area. Joe Sinnott 2nd. All were in favor and the motion passes.
- c. Electric Vehicles and the Potential cost to Association/Consideration of Rule Adoption - Tabled

New Business:

- a. Tinting of windows at clubhouse: Tabled until the sliding doors could be repaired.
- b. Grill across from Carwash/broken-action by Board: After discussion, Lori was instructed to have the grill repaired.
- c. Consideration of Upgrade to Alarm System: As previously discussed, Lori will include a survey with the letter going out to the owners with the Budget Adoption notice.
- d. Consideration of Rule for designating non-smoking at Association: Richard will work on wording for this and this can be discussed at the next workshop for fine tuning.
- e. Joe then informed the Board that he, Hugh and Dave from Intext compiled a final list for the remaining wood that needed to be replaced. These areas were at the bottom of upright panels that had deteriorated. He will be replacing these pieces with a PVC composite product that can withstand water better than wood. John Lindsey motioned to allocate \$8,000.00 for this portion of the contract. Lee Hoyt 2nd. All were in favor and the motion passed.

- f. Mary Smyth reminded the Board that she needed articles etc., by the end of next week so the newsletter can go out before the end of the year.
- g. Myrna Guild asked if the Garage Sale could be held the 2nd Saturday in February. The Board did not object. Myrna will coordinate this project. She asked if perhaps the fee per garage could be raised to \$4.00 per as last year, the monies collected did not even cover the ad that was placed in the newspaper. The Board also did not object to this.

Next Board Meeting Date: Monday, January 11th, 2016 at 6:30 p.m. A workshop will be held on Tuesday, January 5, 2016 at 3:00 p.m.

With no further Business to come before the Board, Joe Sinnott motioned to adjourn the meeting at 7:50 p.m.

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