

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, May 1, 2018

1. Call to Order: This Meeting was called to order at 7:00 p.m.
2. A quorum was established with 5 of 5 Directors present.
3. Notice was posted at least 48 hours in advance of the meeting.
4. Acknowledgement of Members and their input on the Agenda Items: None Two new owners were welcomed to the community: Babette Kubota of unit 811 and Donna DeWeil of 1132.
5. Lee motioned to waive the reading of the minutes from the previous meeting, with some corrections to typographical errors. Sheila 2nd. All were in favor and the minutes were accepted.
6. Reports of Officers, Committees and Agents:
 - a. Treasurers Report: John read the treasurers report. John motioned to allocate the reserve interest (\$2927.90) from 2017 into the wood reserve line item. Rose 2nd. All were in favor and the motion passed. A CD AT FCB will mature on 5-18-18 in the amount of \$61,388.20 and these funds will be moved into a 12 month Cd at First Internet Bank earning 2.27% APY.
7. Old Business:
 - a. Screen Enclosures – The Board discussed the possibility of screening to the inside of the cages as they have been told it will save “thousands” of dollars and it will make it that much easier to replace screening when they had to be replaced. They also discussed cleaning the frames, etc. and it was stated that rain water would wash them off, etc. Since management was having a difficult time finding a company that would agree to install the screening to the outside of the units (for warranty purposes) Lori was directed to obtain bids with the screening placed to the outside of the enclosures.
 - b. Elevator Modernization: The Board did meet with the elevator consultant and another demand was made to ThyssenKrupp for repairs per the consultants’ inspections. The consultant informed the Board that giving ThyssenKrupp additional time to make the corrections would work in the Association’s favor if they need to terminate the contract. The Board informed the consultant that they were anxious to get started with the modernization bid itself so that planning and budgeting and planning can be done.
 - c. Discussion and possible adoption of rules/guidelines for Underlayment to Flooring: Lori informed the Board that she had a request to install “cork” between the flooring and an underlayment and since the rule stated “no cork products shall be used as an underlayment” the cork could be used if another product was installed under the cork. The current rule did not need to be revised.
8. New Business:
 - a. Landscaping Contract: The Board reviewed 3 bids for landscaping services for the property. After discussion, Paulette motioned to accept the bid from Paradise Lawns, with the caveat that the termination clause listed be removed and instead read: contract may be terminated with a 30-day notice by either party. John 2nd. All were in favor and the motion passed.
9. Next Board Meeting Date: June 5, 2018
10. Workshop Meeting Date: Tentative for May 29, 2018 at 4:00 p.m.
11. With no further Business to come before the Board, Rose motioned to adjourn the meeting at 7:37 p.m.