

June 11, 2020, Executive Committee Meeting

Call to Order: 18:32

EC Members in Attendance:

Frank Eichstadt

Ken Sherwin

Bill Jenko

Mike Lewis

Dennis Grounds

Don Bobyk

Mike Veraa

Approval of Previous Minutes

Review notes provided by Frank – Mike to incorporate comments and then redistribute

Motion by Frank, Second by Dennis

Vote called and the motion passed unanimously

So Moved

Treasurer's Report

Dennis Grounds

- \$107,462 is current balance. No new deposits to reserve account.
- Suggestion to look into an alternate power provider; current cost is approximately \$87 per month for 13 lights, which was determined to be
- Received assessments from 100 of 102 owners

Motion to approve: Frank

Second: Mike

Vote called and the motion passed unanimously

So Moved

Audit report

Jill, Don, Cheryl Robinson followed the audit review procedures

3 exceptions were noted and accounted for

Recommendations for future audits were provided

- Excel formatting suggestion for ease of review
- Multiple signatures on large expenses
- Include notifications for outside of budget expenditures

Motion to approve: Frank

Second: Bill

Vote called and the motion passed unanimously

So Moved

ACC

Paul not present; Frank presented on his behalf

83 Harbor lane – replacing the bulkhead, Paul has not received any plans

Inquiry on bulkhead through website to be passed on to Mike Veraa and Paul

Bulkhead Committee

Mike Veraa presented, noted that the property owner at 83 communicated last year This property requested to perform a rebuild 8" into the canal 53 Lazy report of collapse; Mike and Dennis confirmed this. Mike V. recommends writing a letter to the homeowner. Property is owned by Henry Nguyen. Frank will draft the letter and work with Mike V.

Assessment has been performed; Mike would like the letter to come from the board instead of the bulkhead committee. Frank and Mike to work together on wording and then send out letters. Mike to send letter to Mike Lewis who will distribute for review.

Mike Lewis to assist in producing the letters to the homeowners.

Dennis would like to have a copy of the letter to provide the county assessor with justification for the property value protest.

Target date to send out letters is July 1.

It was noted that the vinyl bulkhead at 60 Harbor is exhibiting signs of failure and potential blowout.

Motion to approve: Frank

Second: Mike

Vote called and the motion passed unanimously

So Moved

Birch Street Bridge Update

Project start date has been delayed, but will begin with the utility bridge, likely within the next 2-3 weeks.

It was noted that Stewart Elementary may have a schedule change, but it is unknown what that is. A homeowner asked whether there would be any cosmetic effects; it was noted that the contractors are contractually obligated to repair/return any cosmetic details back to their current state.

Other Business

- A complaint was received from a homeowner concerning loud music from a neighbor across the canal. Frank contacted the homeowner and let them know their renters were playing music loudly. The board discussed this and concluded that proper controls were in place should there be a continued issue and no further action was required.
- A request was sent through the website for a speed limit sign on Harbor. There is currently a sign, and it was concluded that an additional sign was not needed.
- A note was received through the website about parking and access potentially being affected by cars blocking road. No action taken, but the topic will be addressed at the HOA general meeting.
- Will there be an HOA meeting this summer? It was noted that attendance has been low in general and it would be good to increase the numbers. Ideas include posting on the CLS sign, send out fliers, etc. We are targeting July 23, 2020 as a virtual meeting. Mike and Frank to work

on notifications. Currently there are no items requiring votes or proxy, etc. so this venue would be appropriate.

- Mike Veraa: there are a number of derelict boats in the canal. Is there a way to encourage disposal/removal of these boats? Discussion concluded that there is no conclusive action for the EC, but possible action is to discuss with the homeowners, especially at the Homeowner's meeting. Action: Mike Lewis to modify website to include hurricane preparedness, boat disposal, etc. and will include any information that is provided by the EC members

Homeowner's Meeting – proposed date July 23, 2020

Notice to go out XXXXX at latest

EC meeting proposed date XXX

(Dates to be coordinated offline)

Adjournment:

Frank: motion to adjourn; Dennis: second

Vote called and the motion passed unanimously

So Moved, Meeting Adjourned at 19:39