

Lake Harney Estates Association
Board of Directors Meeting Minutes from October 13, 2021
Geneva Community Center, 161 First St, Geneva, FL 32732

Quorum: A quorum of the Board of Directors was established; the meeting was held as noticed. The Lake Harney Estates Association Board of Directors meeting was called to order at 7:55 PM by Adam. Meeting notices were posted at the entrance signs to the community. The Board members present were: Scott Jumper, Adam Hirst, Rachel Witt, Jayci Holton, Ben Buzby, John Egger & Daniel Rios. Johanna Watson represented Bono & Associates, Inc.

Previous Board meeting minutes were reviewed (8-11-21). A motion was made to accept from Scott; second by Adam; 1 abstention by Ben; motion carried unanimously.

Board reviewed the September 2021 financials. Johanna to provide 2 balance sheets/statement of revenues & expenses for the membership only (previous 2 months). Bring 5 copies. No paper copies for Board.

Ongoing Projects:

- *Road tilling, Culverts, Roadways & Ditches*

Open Forum Topics:

- Declaration, pursuing accounts with delinquent balance.

Old Business:

- Insurance update: Insurance policy was renewed for the same number of owners as last year's policy. Current policy has outdated information regarding the number of homeowners within the Association. Will need to provide correct number of members to insurance carrier. Johanna emailed carrier to request one section of the liability policy that covers common areas to be removed. Johanna to submit new number of members.
- FP&L project: Work completed. Gate at power lines needs to be replaced.
- Culvert washout on Settlers: motion by Scott to spend up to \$2800 for replacement with Todd Gelm; second by Dan; motion carried unanimously. To be paid from Reserves.
- Asphalt aprons: additional proposal provided. Scott to get with Tony to provide a prep cost for the aprons. Will review at next meeting along with asphalt cost. May need to do in phases. Johanna to contact Asphalt Solutions to see if they will do just 3.
- Ditch on Settlers: Not completed yet. Cable marking took longer than expected.
- Dirt addition on Settlers Loop complete.
- Declaration: New proxies along with a cover letter outlining the differences provided to membership. Motion to suspend vote by Daniel; second by Ben; motion carried unanimously. Johanna to review the current proxies provided to ensure the accounts are in good standing.
- Updated stickers needed for 5 entrance signs. Meetings will be at 6:30 instead of 7:30.

New Business:

- Assignment of titles: President: Adam, VP: John, Treasurer: Dan, Secretary: Scott, Director: Ben, Director: Daniel. Motion to accept the slate of titles as presented by John; second by Scott; motion carried unanimously.
- 2022 Budget. No increase in assessments. After discussion, motion to accept by Scott; second by John; motion carried unanimously.
- CPA Engagement letter signed for Joe Michalak.
- Meeting adjourned by Scott at 9:22 pm.

Next Meeting is December 8, 2021 at 6:30 pm at the Geneva Community Center. LHEHOA.COM