

Lake Harney Estates Association  
Board of Directors Meeting for December 13th, 2023  
Geneva Community Center, 161 First St, Geneva, FL 32732

**Agenda:**

- **Call to Order and Prayer**
- **Establishment of Quorum**
- **Approval of Prior Meeting Minutes (included below)**
- **President's Report**
- **Treasure's Report and Financial update**
- **Open Forum to Community Needs**
- **Old Business – discussion of ongoing projects**
- **New Business**

**Prior Meeting Minutes:**

The Annual Meeting was held on October 11<sup>th</sup>, 2023. A quorum of the Board of Directors was established; the meeting was held as noticed. The Lake Harney Estates Association Meeting was called to order at 6:35 PM by John. The Board members present were: John Egger, Scott Jumper, Adam Hirst, Ben Buzby.

Annual Meeting Quorum established by having four Board Members present – notice was given to community homeowners.

Nominations for positions on the Board were taken from the audience members. The four Board Members currently present put forth their renewed membership as well as new members nominations for Tina Scott, Jan Pilcher and Anthony Jones.

A motion was made by Scott Jumper to accept the nominations to fill the seven available Board Member positions to make up the 2023-2024 Lake Harney Estates HOA Board. John Eggar seconded the motion. The vote was unanimous.

The Board then deliberated the internal positions and resolved that the 2023-2024 President will be John Egger, V.P. will be Scott Jumper, Treasurer will be Ben Buzby, Secretary will be Adam Hirst and other members will be members at large.

A motion was made by John to end the Annual Meeting and to immediately convene the regularly scheduled Board Meeting at 7:10pm. Scott Jumper seconded the motion and all agreed.

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- To begin the Board Meeting the prior Board Meeting Minutes reviewed. Motion to accept minutes as presented.
- 1<sup>st</sup> by Ben, 2<sup>nd</sup> by Scott. Voting: all in favor

Treasure's report was given by Ben Buzby and the totals are as follows

\$19,072.28 in the HOA checking account

\$10,647.18 in savings/emergency fund

- Motion to accept Treasure's report as presented.
- 1<sup>st</sup> by Adam, 2<sup>nd</sup> by John. Voting: all in favor

A 2023-2024 budget is needed and the discussion began by looking at the previous year's real expenditure. For the prior year 2022-2023 there was a total spend of \$36,363.63 while homeowners contributed a total of \$18,900 – that shows based on the prior year's contributions we only collected approximately 50% of what was spent on the necessary expenditure. Since we cannot plan on additional contributions for the new year, the group agreed to cut the new year's budget by about 50% from the necessary services of road maintenance and grading. This would mean fewer loads of material to shore up problem spots and delaying the timing of when our contractors grade the roads.

- Motion to accept the amended budget for the 2023-2024 year.
- Ben 1<sup>st</sup> Adam 2<sup>nd</sup>. Voting: all in favor.

A homeowner on Garon Cove was present and voiced to the group her concern with water drainage towards the end of East Garon. She said there is no outlet for the water, and it accumulates in front of her property as well as all along the ditches leading along that curved road. It was agreed that Scott would visit the problem area and contact the homeowner by phone if needed to fully understand the issue. To be discussed at the next meeting.

There was additional discussion on how best to communicate our plans to the community as well as avoiding conflict with homeowners that do their own maintenance of their areas. We hope to encourage individual participation in maintaining local roads, ditches and mowing shoulders.

A plan was put forth by John that each Board Member would be a local captain of their area and report via phone/text/email any problem areas seen on their street. This would allow a greater oversight into the miles of roads we are responsible for while giving each street autonomy and independence to fix local problems with the financial support of the board when needed.

The lhehoa.com website needs renewal, it was agreed that Adam would take the responsibility to pay for the site hosting and domain renewal and be reimbursed at the next meeting.

We welcome the three new Board members (Tina, Jan and Tony) and look forward to working with them in the upcoming months.

- Motion to Adjourn Meeting at 8:08pm
- 1st Adam, 2nd John. Voting: all in favor – end of meeting for 10/11/23

**Next Meeting is February 14, 2023 at 6:30 pm at the Geneva Community Center. LHEHOA.COM**