

HARBOUR VILLAGE PROPERTY OWNERS ASSOCIATION, Inc.
Minutes of Board Meeting. November 19th 2014

Association President, George Starkus, called the meeting to order at 9:00am.

Board Members Present: George Starkus, Rich Moreau, Marty Fernsten, Mike Lachman and Vinny Tuccio, were present either in person or via teleconference thus establishing a quorum. Also present was Peter Grant, representing the Association's Management Company.

Notice of Meeting: A Meeting notice with agenda was posted in the required manner in accordance with the Association Bylaws and Florida Statute #718.

Approval of Minutes: Rich Moreau made a motion to approve the minutes of the 10/22/14 Board Meeting as previously distributed. Second by Marty Fernsten. All in favor. The motion passed 5:0.

Financial Report: Management presented draft financial statements as of 10/31/14 showing that the Association has \$354,716.91 in cash or cash equivalents and \$351,575.02 in total assets The October and YTD budget variance reports were discussed and various questions answered.

Old Business:

- **Pool Table Cover:** Management was instructed to purchase a cover for the pool table.
- **Tennis Court:** George Starkus made a motion authorizing up to \$1,000 to purchase green mesh screen and fasteners for the tennis court fence. Second by Rich Moreau. All in favor. The motion was approved. Management was instructed to order the necessary screen to a height of 10'.

New Business: Budget workshop: A line by line discussion of the draft proposed budget was discussed. Management was instructed to adjust the draft to include an additional \$5.00 per unit per month to go into the window replacement reserve line item. This would increase dues from \$395 to \$400 per month per unit.

The next board meeting will be the Budget Meeting on **12/10/2014 at 9:00AM**

There being no further business before the Board Rich Moreau made a motion to adjourn. Second by Marty Fernsten. All in favor. The meeting was adjourned.