

HARBOUR POINTE HOA  
BOARD MEETING, JANUARY 30<sup>TH</sup>, 2025

**Present:** Chip Slagle, Pat Pickett, Diane Casad, Mike Sorenson, John Menne

**Present:** Michael Dolton, Sharon Dalton

**Owner guests:** Joan Lawrence, Katie O’Conner, Jim Bottorff, Jean Rossok

**Minutes:** from previous HOA Board meeting were approved

**Guest Comments:**

Katie’s unit 15, needs a check for mold after leaking from roof—still has deck issues from past several years.

**Committee Report:**

Landscape Committee—entrance to HP looks good, but not so well at 4-way stop with deer being an issue eating plants and flowers—consideration for a fence was turned down—have \$1,200 in credit for landscaping and plants for this spring.

**Financial Update:**

Presented by Michael as of the end of December, 2024—total reserves account of \$433,509—operating account balance \$4,524—total bank balance of \$438,032—YTD income of \$525,320 and YTD expenses of \$524,156—finished in black by \$1,164—biggest expenses were buildings, roads and driveways representing \$314,955.

**Old business:**

Looking at roof shingles colors and estate gray was decided on over black for better match going forward—chimney inspections, HOA is responsible for the inspection

and home owners are responsible for any cleaning—will start the inspections in May or early June—this is just for condos.

Tree trimming needs to be done now—this will start at the pool area—Andy's charge is \$2,000 to \$2,200 per days worked and is already approved.

Will be using TruGreen again this year with a slight increase in price.

Motion was passed to continue with Nature's Link with Lester doing this for 2025, but may look at other options after this year.

### **NEW BUSSINESS:**

Roof replacement will begin with warmer weather, maybe 50 degrees or so.

Another vendor will be brought in for snow removal next Fall, moving on Mark' crew.

A hand rail for the pool is being looked at and a quote for such is coming in.

### **PSA REPORT:**

Have new tables and chairs for the clubhouse meeting room—replacing outdate HVAC systems—new pump house is to be completed in February—clubhouse restaurant will have a new menu in February and Scott is the restaurant and bar manager—golf revenue was up in 2024 but still operating in the red.

### **NEXT MEETING:**

March 13<sup>th</sup>, 2025 starting at 5:30 pm

**MEETING ADJOURNED AT 7:00 PM**

**MINUTES SUBMITTED BY PAT PICKETT**

