

Harbor Lights Estates Homeowners Association

Annual Membership Meeting

June 4, 2016

We held the annual membership meeting on June 4, 2016 at Holly Banks' home at 2333 Steamboat Loop E, Port Orchard, Washington.

Board Members Present:

Kenneth Farmen – President
Mary Jaffe – Vice President

HOA Members Present:

Julie Farmen
Erik Hanson
Mitch and Carol Berdinka
Kevin and Katie Spencer
John Klein
Tiffany Wilfert
Martine Dempster
Kelly Marsik
Vanessa Lengyel
Daniel Boeve
Holly Banks (meeting minutes)

BBQ:

We enjoyed the neighborhood barbecue and social time from 12:00-1:00. We gathered at Holly Banks' house. Ken Farmen skillfully broke in the new grill. Holly was more impressed with Julie Farmen's potato salad. A rigorous croquet game ensued. Thankfully, no significant injuries were witnessed.

Greetings:

President Kenneth Farmen brought the meeting to order at 1:10 p.m.

Members shared reasons to like our neighborhood; mainly that we are all nice, dues are cheap and we care about our neighborhood. New neighbors Vanessa Lengyel and Daniel Boeve were introduced.

2015 Minutes:

Kenneth Farmen read the meeting minutes from last year. A motion was made and seconded to approve the meeting minutes. Motion carries.

Old business:

We had \$2354 after all accounts were paid. The reserve study indicated that we are seriously under budgeted at the current dues rate of \$80 per year. There is not enough money in reserve to cover the expense of D & O insurance.

There hasn't been an update on the mailbox that is not in use. There still may be an issue with dog poo in yards. A package was stolen from someone's porch, and a possible car prowler.

Treasurer's Report:

Outgoing Treasurer Dan Ransom, PE (not present) submitted his report by e-mail. Our ending balance was \$4669.20. All accounts have been paid. Dues will increase by 10% for the next year and in each year to follow. It is necessary to maintain a reserve fund for the replacement value of the assets/mailboxes.

A subcommittee was formed to make recommendations about obtaining D & O and liability insurance. From the quotes that were reviewed, the premiums were too high and coverage was more than needed. There was no success at obtaining a lesser bid. Our current budget will not allow for the cost of insurance at the same time, maintain a reserve.

A motion was made and seconded to accept the Treasurer's Report. Motion carries.

Election results:

Ballots to elect officers/board members were opened and counted. 20 votes were counted. There was no one on the ballot for President. (Katie Spencer received two write-in votes for President, but politely declined. "Team Spencer" was encouraged to consider a presidency run in the next election). Mary Jaffe was elected Vice President. Daniel Ransom was elected Secretary. Vanessa Lengyel was elected Treasurer.

New business:

The Allen's, owners of the rental house on the corner entrance, have reported that they will complete the landscaping in the near future. Harry and Sue (last name?) report that they will soon eradicate the "dumb bamboo" on their property. Thank you to Mark Marsik for sprucing up the sign at the entrance. The landscapers have been blowing the bark in places where it ought not go. Someone (Ken?) will mention this to them.

Kelly Marsik reported that when people retrieve packages from the mailboxes, the key must be turned and left in, or it will damage the box. Ruth is our mail carrier. It was suggested that instructions could be posted on the HOA website.

The idea was put forth that families interested in participating in a neighborhood garage sale could post that information on the HOA website.

New Business – Budget for 2016-2017

The budget submitted by Treasurer Dan Ransom was provided to members. A motion was made and seconded to ratify the budget. Motion carried. Meeting adjourned.

We adjourned the Annual Meeting at 1:45 p.m.

Respectfully submitted

Holly Banks: recorder

Dan Ransom, PE, Secretary: edits and formatting