

Mallory Harbor Homeowners' Association, Inc.

Minutes of the Board of Directors Meeting

Tuesday, ~~June 26, 2018~~ August 28, 2018
Clubhouse at Coral Bay

There being a quorum of directors present, in accordance with the By-Laws of the Association, and citing that the meeting was noticed as per Florida Statute, the Meeting of the Board of Directors was called to order by, Fred Bourdin at 7:05pm

Board members present:

Fred Bourdin – President
Martin Carberry – Director
Charles Brown – Treasurer

Present from Management:

Alice Connolly, Property Manager

Others Present

Financial Report presented by Alice Connolly

MOTION was made by Charles Brown to approve and adopt the meeting minutes from June 26, 2018.

Seconded by Fred Bourdin

All approved

MOTION was made by Charles Brown to establish a credit score threshold of 700 for tenants.

Seconded by Martin Carberry

All approved

MOTION was made by Fred Bourdin to require all potential buyers and renters to make application with the management company for the purpose of a background check.

Seconded by Martin Carberry

All approved

MOTION was made by Fred Bourdin to require that all buyers and renters be interviewed by members of the board.

Seconded by Martin Carberry

All approved

MOTION was made by Fred Bourdin to cap potential investor buyers at a total of 15 properties.

Seconded by Martin Carberry
All approved

MOTION was made by Fred Bourdin to require that a homeowner notify the Board, through an ARC form, that said homeowner has decided to rent out their home.

Seconded by Martin Carberry
All approved

MOTION was made by Fred Bourdin to require that any potential renter or buyer may not have a felony conviction.

Seconded by Martin Carberry
All approved

MOTION was made by Charles Brown that all new deed holders closing from this date forward be required to live at the property for at least three years before renting their home. The Board may consider special circumstances

Seconded by Martin Carberry
All approved

MOTION was made by Charles Brown to waive \$50 late fees for account #00157-0403

Seconded by Martin Carberry
All approved

Meeting was adjourned by Martin Carberry at 8:36pm

Seconded by Fred Bourdin

Approved:

Name  _____
Date 8/28/18