

PINE HARBOUR PROPERTY OWNERS' ASSOCIATION

BOARD OF DIRECTORS MEETING

DATE: September 7, 2024

LOCATION: 51 Fir Circle, Mineral, VA 23117

MEMBERS PRESENT: Terry Schneider, Jo Glass, Tina Smith, Nick Kubyako, Heather Mueller, Phil Duckwitz

COMMUNITY MEMBERS PRESENT: None

MEETING CALLED TO ORDER AT Terry Schneider at 8:50 am

FINANCIAL: Reviewed Financial and late dues. Money being sent from foreclosure for lot 131. Begin foreclosure process on Lot 134 by end of the year.

ENVIRONMENTAL: Send 30 letters for the lots in violation of covenants and restrictions, follow up at next meeting for update and possible hearings. Lot 2 approved for new house construction. Lot 22 approved for greenhouse. Lot 86 needs to move camper into driveway. Lot 12 needs to have camper removed by October 6th. Lot 140 needs to relocate camper. Lot 168 needs approval for new shed.

COMMON AREA: Approved order of new street signs. Check on HP signs at common area to verify they are in the stable and in the ground properly. Talked about a spring clean up day, will choose date at the next meeting. Need to replace handrail at boat dock walkway to county standards.

GATE: Working properly at this time.

OLD BUSINESS: Cameras at the boat slips need to be opened and turned on, Phil and Heather to assess and correct. The Gerow's will replace the no wake buoys in the spring. Tar & Chip 4 roads in process.

NEW BUSINESS: Call for removal of the porta john. Community yard sale set for 9/21; gate will be open from 8 am to 2 pm. Community trunk or treat is set for 11/2 from 2pm to 4 pm. Member request for a grill to be installed at the common area, board voted no. Member request for a no parking sign outside of the gate for parents waiting for the bus, board voted no. Member complaint about construction equipment left in front of their lot, company being called.

NEXT BOARD MEETING: December 7, 2024

MEETING ADJOURNED AT: 10:45 am