

PINE HARBOUR PROPERTY OWNERS' ASSOCIATION

BOARD OF DIRECTORS MEETING

DATE: Saturday, June 7, 2025

LOCATION: Terry Schneider's home

MEMBERS PRESENT: Terry Schneider, Tina Smith, Chris Burke, Heather Mueller, Nick Kubyako

COMMUNITY MEMBERS PRESENT: None

MEETING CALLED TO ORDER AT 9:00 am by Terry Schneider

FINANCIAL: Reviewed May financial report and late dues. Agreed to reach out to attorney to begin foreclosure on lot 134, other past due lots cannot be foreclosed upon until outstanding dues reach more than \$5,000.

ENVIRONMENTAL: Discussed status of the lots under construction; road bonds that need to be collected, kept or refunded.

COMMON AREA: Reaching out to the new mowing company to verify what services they provide, ask about spraying the weeds at the gate.

GATE: Working properly at this time; hold open will continue through the summer.

OLD BUSINESS: Board approved the following areas to be resurfaced – Linda Lane from Hunt Hvn to the end; long side of Hunt Hvn; Alice Alley; 2 speed humps on PH Drive and from the curve by lot 27 to the common area/boat ramp. A retaining wall may be needed at the boat docks to fix the sink holes. Waiting on a call back from the transportation department concerning county buses coming into the neighborhood.

NEW BUSINESS: None

NEXT BOARD MEETING: Saturday, September 6, 2025

MEETING ADJOURNED AT: 10:00 am

Respectfully submitted by Tina Smith, Secretay/Treasurer