

**PINE HABOR PROPERTY OWNERS ASSOCIATION, INC**  
**[www.pineharborestates.com](http://www.pineharborestates.com)**  
**Board409-209-1352 - call, text or email**  
**Pineharborestatespoa@gmail.com**

POA Meeting Minutes November 8, 2025

Meeting Called to order by President Eric Johnson

**Board Members Present:**

Laura Baumgartner  
Doug Frank  
Tina Moore  
Terri Rhodes

**OFFICERS PRESENT:**

Eric Johnson - President  
Terri Rose - Treasurer

**NEW BUSINESS**

New members introduced 3 new families  
New Camera system needed Eric and Missy to look into.  
Christmas Golf Cart Parade to be held December 25 at 6PM line up at park  
First ever good neighbor award was given to Butch and Dee Arnold and Jules Bodin Jr.  
Christmas festival to be held December 6th volunteers and donation needed.  
George and Brenda Loney have a Food donation barrel located in front of their house for

donations'

to run thru 'Christmas, updates will be on Face Book  
Gate card reader is a new system to exchange cards contact Laura Baumgartner  
Eric thanked volunteers for work completed at Park. Debbie OD'onnell to add work list to  
website.

**OPEN DISCUSSION**

Questions regarding shooting on Tallow.  
Debbie O'Donnell inquired if Electronic voting could be done in 2025 and online payment  
of dues.  
Eric to inquire about paying dues online

**OLD BUSINESS**

Bulk Head repair estimate is \$30,000.00

Financial Report given by Terri Rose

ARC Report given by Brenda Loney and nothing new to report.

Debbie O'Donnell to email sheriffs report to Eric Johnson

Invoices for dues go out in December

Debbie O'Donnell wants to add extra line on invoice for people donating.

\*Separate main fund for community projects.

Next Meeting May 9th @ 11:00

Need policy for O/L voting no vote will be need to since it legislation

Motion made by Doug Frank to adjourn and seconded by Linda Frank

Signature

Date 11/8/2025

Vickie Reid Secretary

# Pine Harbor ARC Summary

## October 16, 2024 - November 15, 2025

November 15, 2025  
From: Brenda Loney, ARC Chair

### Notice to proceed letters sent to:

204 Lakeview Drive for installing a handicap ramp. Complete.

426 Tallow Street for the installation of a mobile home. Complete.

123 Hilltop for installing a metal carport beside the home. Not complete.

Lot 32, block 7, section II (~715 Tallow Street) for the installation of a doublewide mobile home. Not started.

440 Lakeview Harbor to install a wrought iron fence in the backyard and remove the old partial chainlink section. Complete.

723 Lakeview Harbor to install chain link fence in backyard. Complete.

266 Lakeview Harbor to add an overhang on outbuilding, In process.

### Other action:

178 Tallow Street a letter was sent to applicant that the project to add a portable building to an existing structure was not approved.