

# Harbor Crest 400

## Board Planning Meeting Minutes for 6/3/25

The meeting was called to order by Maranielly at 6:20 pm

Present: Maranielly Vazquez, Debrah Moore, Tom Hidde (via phone), and Paul Ilege (via phone)

Absent: Jackie Heaton

Ronell Fuller Fencing Company: Ronell was present, and he once again explained the fencing work that is going to be done, but he did not bring the contract with him. The contract will be signed once available.

Debrah:

The company Grass Monsters stepped in last minute and gave a cheaper estimate to do the one-time lawn clean-up. We will ask them to do lawn maintenance for one month, so we can see the quality of their work.

Paul:

Paul sought information for new pool gates and clubhouse locks.

--Key locks would cost \$2,500-\$3,000, but anyone can copy the keys.

--Code locks would cost around the same, but every unit cannot get their own code.

--Key fobs would cost around \$6,000 (includes 100 key fobs). To defer some of the cost to install, owners can be asked to purchase the key fob.

Maranielly:

--A sink hole was discovered under the ramp at unit 22. Since the HOA is responsible for maintenance of common area sewers, 2 plumbing companies were called in for estimates. Dunedin Plumbing ran a camera through the sewer and found that the sewer is not damaged. They determined that the sinkhole was likely caused by the recent installation of the ramp.

--The clubhouse windows need cleaning. We will ask Shelby (cleans the clubhouse) to do a one-time cleaning.

--John (lives in the community) has been doing the garbage pick-up temporarily. He is doing a great job. We will ask him if he would accept the job at \$400 month.

Meeting Adjourned: 8:05 pm

Minutes Approved on:

7/31/25

Submitted By:

M. Vazquez