

Harbor Cove Resident Owned Community Inc.
Board of Directors Meeting
December 18, 2020

MEETING CALLED TO ORDER by President Diane Matteson at 9:02 a.m.

PRESENT: Directors: Jim Dietz, Tom Furphy, Dave Garman, Jane Haynes, Linda Kusior, Diane Matteson, Mark McGrath & Sharon Vandemark present. Gilles Girard on phone. Manager Tom Fastiggi also present.

PROOF OF POSTING by Sect. Linda Kusior on Dec 14, 2020 @ 10am.

PRIOR MEETINGS MINUTES APPROVAL - Dir. Garman moved to waive the reading and approve Minutes of the Nov. 18, 2020 Regular Board Meeting. Motion 2nd by Dir. McGrath.

MOTION #1 CARRIED: 9 YES - 0 NO

PRESIDENTS REMARKS:

President Matteson's remarks

MOTION #2: Dir. McGrath moved to allow extensions until next meeting of 1/22/21 for new homes being put in due to Installer COVID-19 issues. Dir. Furphy 2nd motion
MOTION CARRIED: 9 YES - 0 NO

MOTION #3: Dir. Vandemark moved that Clubhouse doors need to be set to open from 8:30 am-4:00 pm Mon.- Sat. for extended usage at this time. Dir. Dietz 2nd motion.
MOTION CARRIED: 9 YES - 0 NO

MOTION #4: Dir. Dietz moved to increase Fitness Center numbers from 3 to 4 participants at a time. Dir. McGrath 2nd motion.
MOTION CARRIED. 9 YES - 0 NO

MOTION #5: Dir. Dietz moved to allow Zoom to carry Annual Meeting Jan. 25, 2021 and to limit number in the RH NTE 95 during meeting. Dir. Girard 2nd motion.
MOTION CARRIED: 9 YES - 0 NO

DIR. FURPHY PRESENTATION/ attached report

Motion #6: Dir. Girard moved for vote on directors complying with Code of Conduct. Dir. McGrath 2nd the motion.

MOTION CARRIED: 8 YES and 1 NO

FIRST VP REPORT: none

SECOND VP REPORT: none

SECRETARY REPORT: none

TREASURER REPORT: Mark McGrath - Report detailing HC accounts attached

MANAGER'S REPORT: Thomas Fastiggi - report attached

COMMITTEE REPORTS:

Compound Committee - Steve Haynes updates on Compound items

Fining Committee - Marcia Currie - requests from ROC Board

LRP Committee: Marcia Currie -Pool Pavilion

Beautification Committee- Terri Engelgau - updated Committee status during COVID-19

Compliance Committee - Director Dietz - recent issues before committee

NEW BUSINESS

RFA #020 – 061 - Joy Barnhill request additional players at water volleyball.

MOTION #7: Dir. Kusior moved to allow water volleyball additional players at this time.

Dir. Vandemark 2nd motion.

MOTION FAILED TO CARRY: 3 YES and 6 NO

MOTION #8: Dir. Kusior moved to allow additional hour for water volleyball to play. Dir. Dietz 2nd motion.

MOTION FAILED TO CARRY: 3 YES and 6 NO

RFA #020-062 - drainage in yard/Joy Barnhart

Directed to Manager

RFA #020-063 - Dir. McGrath request referral of residents to Fining Committee for action

MOTION #9: Dir. McGrath moved to refer residents to Fining Committee. Dir. Dietz 2nd motion.

MOTION CARRIED: 9 YES and 0 NO

RFA #020-064 - Personnel Committee/Diane Matteson request approval of Employees salary raises

MOTION #10: Dir. McGrath moved to approve Personnel Committee directions for Employee raises.

Dir. Haynes 2nd motion.

MOTION CARRIED: 9 YES and 0 NO

RFA #020-065 - Dir. Matteson request Board approval of updated Employee Benefit's Manual.

MOTION #11: Dir. Dietz moved to approve Employee's Benefit Manual.

Dir. Girard 2nd the motion.

MOTION CARRIED: 9 YES and 0 NO

RFA #020-066 - Dir. Matteson request Board approval of updated Manager's Benefit Manual

MOTION #12: Dir. Kusior moved to approve updated Manager's Benefit Manual. Dir. Furphy 2nd motion.

MOTION CARRIED: 9 YES and 0 NO

RFA #020-067 - Joy Barnhill request for work to be done in yard

Directed to Manager

RFA #020-068 - Barbara Leonard request Grandmothers Club to hold "drive-by hot dogs" event

MOTION #13: Dir. Vandemark moved to allow Grandmother's Hot Dog Event. Dir. Kusior 2nd motion.

MOTION CARRIED: 8 YES -and 1 NO

RFA #020-069 - Dir. Matteson request Board approval for 1/25/21 Board Elections Inspectors

MOTION #14: Dir. McGrath moved to approve appointments of Elections Inspectors for 1/25/21.

Dir. Kusior 2nd motion.

MOTION CARRIED: 9 YES and 0 NO

RFA # 020-070 - Wendy Fischer request Asst. Sect. be removed

MOTION #15: Dir. McGrath moved to remove Asst. Sect. Dir. Kusior 2nd motion.

MOTION FAILED TO CARRY: 0 YES and 9 NO

RFA # 020-071 - Leo Martin request to reconsider approval of colors on driveway

MOTION #16: Dir. Dietz moved to allow Mr. Martin's colors requested. Dir. Haynes 2nd motion

MOTION CARRIED: 7 YES and 2 NO

MOTION #17: Dir. Haynes motions to add the specified color to the color chart in our books.
Dir. Kusior 2nd motion.
MOTION CARRIED: 9 YES and 0 NO

RFA# 020-072 - HCBC/Steve Spahr request having annual flea market in compound

MOTION #18: Dir. Kusior moved to allow HCBC to hold Annual Flea Market in Compound.
Dir. Vandemark 2nd motion.

After some discussion of Covid-19 Mr. Spahr withdrew RFA at this time. Will postpone event till next year

OLD BUSINESS

Pres. Matteson reported she has signed a letter of extension with FiOS to extend our contract for a year on a month-to-month agreement. Either party may be released from agreement with 60 day notice to cancel. Our rates will maintain as they are.

MEETING ADJOURNED at 11:22a.m.

Respectfully Submitted,
Linda Kusior
Secretary