

HARBOUR POINT HOMEOWNERS' ASSOCIATION, INC.
1152 Harbour Point Drive, Port Orange, FL 32117

BOARD OF DIRECTORS' MEETING NOTICE AND AGENDA
Monday, September 9, 2024 – 6PM EST

In Person and Available on Zoom

Meeting ID: 831 8191 1454 // Passcode: 1152

<https://us06web.zoom.us/j/83181911454?pwd=XoC221Br0QyjkIFxaVIUchy71ZtTxq.1>

CALL TO ORDER: *Establish quorum *Recite Pledge of Allegiance

APPROVAL OF AGENDA: *Approve or amend the following Agenda

READING OF MINUTES: *Read or waive reading & approve minutes from 8/12/24

PRESIDENT'S REPORT: E. Oleksiak, President

VICE PRESIDENT'S REPORT: B. Thomas, Vice President

SECRETARY'S REPORT: M. Lamour, Secretary

TREASURER'S REPORT: R. Reekie, Treasurer - July & August Financial Reports

MANAGEMENT/VIOLATION REPORT: A. Ousterman-Emanuel, CAM/S. Ahmadzadeh, CAM

- Violation in legal: 1209HP, Update

- Collections in legal: 1401PB – CLOSED

MAINTENANCE REPORT, IF ANY:

ARC COMMITTEE REPORT(S), IF ANY:

CC&R COMMITTEE REPORT(S), IF ANY:

FINANCIAL OVERSIGHT COMMITTEE REPORT(S), IF ANY: Report Discussion, If Any

UNFINISHED BUSINESS:

- Proxy Language - Review & Approve Updated Proxy
- ARC Process Review – Discussion
 - o Determining What Does vs. What Does Not Require ARC
 - o ARC Application Approval Process & Steps
- Florida HOA Statute Updates – Update
 - o 10/1/2024 Deadline
 - o Tout Action Plan Items
- Check Signing Procedure- Discussion

NEW BUSINESS:

- Pool Light Repair/Replacement- Discussion
- 2025 Proposed Budget Worksheet – Discussion

OPEN FORUM

ADJOURNMENT

NEXT EVENT(S)/MEETING(S)

Board of Directors Meeting – October 14, 2024 – 6PM EST