

4/11/24 Harbor and Marina at Harrods Creek Board Meeting:

Call to Order:

- o Nancy Turner @ 6:30p
- o Attendees: N. Turner, T. Schladand, K. Wagner, K. Perkins, R. Craggs, Linda Stebbins
- o Not in attendance – Dave Duehmig

Approval of Previous Minutes:

- o 3/14/24 All Board Approved.
- o 3/28/24 Board Approved.

Reports:

1. Treasurer Report

- a) Kevin made a motion, seconded by the Board, and approved to cash out the current CD at 3.5% and move the money to our Money Market Reserve account making 4/25%-

2. Presidential Report:

- a. Shell VS Harbor Case #2022-CI-06620 Dismissed
- b. Architectural Approvals: 5601 Harrods Cove (D Duehmig) & 5014 Marina Cove (L Stebbins) approved (owner paid)
- c. Residential Concerns: Theft & LMPD Report, Security (see below:committee created)

Committee Reports:

a. Harbor master/Marina Report:

- 1. A motion was made, seconded and the Board approved moving the Marina Reserve to a Money Market account. ~~& pay bills rest go back to Reserve~~
- 2. B Ramp construction will start next week., A Ramp next after water down, Dredge after. Redo dumpster corral too if time permits.
- 3. Per the Marina Rules and Regulations, All boat owners are moving their boats during the season. Cliff Kraesig, the Harbor Master is monitoring this for compliance.

b. Landscape: dead bushes coming out, mulch after, big hole by tennis court underground spring/more bids for drainage solutions

c. Buildings:

- 1. Board received 3 bids for painting the H2 building on Forest Lake Dr. A motion was made, seconded and the Board approved the Whitehouse Painting bid of \$11,451 for H2 Building 5534-5542 Forest Lake Dr. All bidders will be notified by Mulloy
- 2. Board received 2 bids for Power Washing: 5559-5551, 5549-5539, 5537-5531, 5529-5519, 5517-5507, 5505-5499 Forest Lake Dr. The Board has asked Whitehouse to submit a bid before a decision is made.

Old Business:

- a. Storage Lot: Unmaintained Jet Skies removed.

New Business:

- a. Pool: If all work, electrical, state cert, and power washed, pool to open around May 18th, 2024. Will keep community informed as to official date opening.

Open Floor, Christine Holbert Questions

- 1. The 2nd dumpster on Marina Dr needs fence replaced not repaired. – Kevin Wagner to follow up for bids.
- 2. Neighbors dog being put on deck by itself and barking nonstop. Cannot get pictures due to the deck railing. – Chris to follow up with Renee at Mulloy
- 3. I would like to put notices/reminders in each minutes that go out. Yard Sale, keep animals on leashes and pick up after them. – Kendall will add to the minutes and the Newsletter

Announcements:

- a. June 1 Yard Sale (info to follow soon!)
- b. Book Club is the 4th Thursday of every month, at the clubhouse.
- c. Security Committee created to investigate community concerns and solutions.
- d. Newsletter coming soon!
- e. The 13th HOA payment is due by July 1, 2024. It can be sent to the Harbor at Harrods Creek in increments or a lump sum. You will NOT be billed for this. The payment can be made via check or automated payment from your bank. If you are currently using the ACH method of payment, you will need to send a check as Mulloy will not take the extra amount from your banking account. Checks should be made to the Harbor at Harrods Creek Condo Association and sent to P. O. Box 950158 Department 52981 Louisville, KY 40295. All payments should be completed by July 1, 2024, to avoid a late fee. If there are questions, feel free to contact Rene Kuhlman at rkuhlman@mulloyproperties.com.

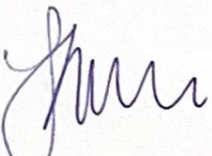
Next Meeting:

- o May 9, 2024 6:30p-8:00p

Adjournment:

- o Nancy Turner: 7:57p

Secretary Sign & Date:

 4/21/24
KENDRA PERKINS