

**MINUTES OF THE ANNUAL MEETING OF
ASHLEY PARK AT HARMONY HOMEOWNERS' ASSOCIATION, INC.**

Tuesday, May 7th, 2019 7:00 PM

The Annual Meeting of the Ashley Park at Harmony Homeowners' Association, Inc. was held on Tuesday, May 7th at 7:00 p.m. at Harmony Golf Club.

Board Members present: Kim Kirsch Mike Scarborough

Others present: Mark Hills, LCAM of Association Solutions and several homeowners.

Call to Order: The meeting was called to order at 7:07p.m.

Proof of Notice – Mark Hills confirmed that all homeowners had received written notification of this meeting as per the notarized proof of notice.

Mark Hills explained that quorum was not reached, but as two valid candidate forms had been received, per Florida Statue 720, the following candidates would automatically be appointed to the Board, each for a two year term.

Mike Scarborough
Diane Struyk

The third Board position would say vacant at this time.

Adjournment:

There being no further business upon motion duly made by Mike Scarborough and seconded by Diane Struyk, the meeting was adjourned at 7:10 p.m.

**MINUTES OF THE ORGANIZATIONAL BOARD MEETING OF
ASHLEY PARK AT HARMONY HOMEOWNERS' ASSOCIATION, INC.**

Tuesday, May 7th, 2019 7:00 PM

The Organizational Board Meeting of the Ashley Park at Harmony Homeowners' Association, Inc. was held on Tuesday, May 7th at 7:00 p.m. at Harmony Golf Club.

Call to Order: Mike Scarborough called to order at 7.11 p.m.

Board members: Present: Mike Scarborough and Diane Struyk.

The Sole purpose of this meeting is for the Board members to determine titles. The Board discussed and upon a motion from Mike Scarborough and a second from Diane Struyk the titles were confirmed as follows:

President: Mike Scarborough
Vice President: vacant
Treasurer/Secretary: Diane Struyk

Adjournment:

There being no further business upon motion duly made by Mike Scarborough and seconded by Diane Struyk, the meeting was adjourned at 7:12 p.m.

MINUTES OF THE BOARD OF DIRECTORS' MEETING OF
ASHLEY PARK AT HARMONY HOA, INC.

The Board of Directors' meeting of the ASHLEY PARK AT HARMONY HOMEOWNERS' ASSOCIATION, INC. was held on Tuesday May 7th, 2019 at 7:05 p.m. in Harmony Golf Preserve Club House.

Board Members present: Michael Scarborough and Diane Struyk

Others Present: Mark Hills, L.C.A.M. of Association Solutions, and a few owners

Call to Order Mark Hills confirmed that quorum was present with 2 of 3 Board members and the meeting was called to order at 7:13 p.m. by Michael Scarborough.

Review of Minutes: The Board read the minutes of the October 31st 2018 Board meeting. Upon a motion by Mike Scarborough and seconded by Diane Struyk, the minutes of the Board meeting were approved as presented.

Financial Report: Mark Hills presented the March 2019 financial report and an update on all the delinquent accounts. Upon a motion duly made by Mike Scarborough and seconded by Diane Struyk, the March 2019 financial report was approved as presented.

Old Business

Legal case/Pressure Washing: Mark Hills confirmed that approval had been received from the attorneys, that the homes could be soft pressure washed. This would commence the week of May 27th and would take about one week. All owners would be notified a week before.

Landscaping: The Board discussed the landscaping. Mark Hills explained prices had been obtained to replace and change all dead and missing landscape. The cost is about \$35,000.00. It was agreed that funds to do all this project are not available. Mark Hills is to send the paperwork over to the new Board members. Mike Scarborough motioned to move forward on a building by building basis starting on Five Oaks as these were the worst ones, doing a building at a time, as the Association could afford each building. Motion was seconded by Evelyn Alvarez and carried unanimously.

New Business:

Walk Way: Mike Scarborough asked that the management company look into the different options of putting in walk ways at the back of the properties as the grass is being ruined by the trash cans being pulled over it. Most of the homes on Five Oaks have this but the other streets don't.

Next Meeting Date:

The next meeting will be a Board of Directors meeting July 23rd 2019 at Harmony Golf Preserve Club House at 7:00p.m.

Adjournment:

There being no further business to come before the meeting Mike Scarborough motioned to adjourn the meeting, the motion was seconded by Diane Struyk and the meeting was adjourned at 8.18p.m.