

**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 Wednesday, August 17th, 2022, at 6:00 p.m. at 3502 Sebastian Bridge Lane Harmony FL 34773.

**Board Members present:** Diane Struyk, Fred Korte and Bill Bokunic.

**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 3 of 3 Board members and the meeting was called to order at 6:06 p.m. by Bill Bokunic.

**Review of Minutes:** The Board read the minutes of the February 23rd, 2022, Board meeting. Upon a motion by Bill Bokunic and seconded by Diane Struyk, the minutes of the Board meeting were approved.

**Financial Report:** Mark Hills presented the June 2022 financial report and an update on all the delinquent accounts. Upon a motion duly made by Diane Struyk and seconded by Bill Bokunic, the June 2022 financial report was approved, as presented.

**Old Business**

None for this meeting.

**New Business:**

**Insurance / Roofs:** Mark Hills explained that on the recent insurance renewal the insurance company would only insure the roofs on 28 units at cash value due to the age of the roofs. Several bids had been received for the replacement of those roofs with the cheapest being approximately \$257,000.00. This would require a special assessment, as there is not enough funds in the reserves yet for this expense.

The Board discussed and agreed to table until the next meeting. In the meantime, the management company is to obtain one more price and ask the associations bank if they would do a loan.

**Capital Contribution/ Initiation Fee:** Bill Bokunic motioned to amend the documents to include a Capital Contribution / Initiation fee. This was seconded by Fred Korte and carried unanimously. Mark Hills is to arrange this with the association attorney.

**Next Meeting Date:**

The next meeting will be the budget board meeting and was set for September 28<sup>th</sup> at 6 p.m. Location to be confirmed.

**Adjournment:**

There being no further business to come before the meeting, Fred Korte motioned to adjourn the meeting, the motion was seconded by Bill Bokunic and the meeting was adjourned at 6:58 p.m.