

PRITCHARD ISLAND HOMEOWNERS' ASSOCIATION
GENERAL MEETING
JANUARY 18, 2024
MINUTES

Tommy McCombs called the meeting to order at 6:28 pm.

Roll Call:

Tommy McCombs, Sonia Valencia, Deanna Hance, Bobby Fugatt, Stephen SantaFe.

All directors present.

Approval of November, 2023 minutes:

Sonya made the motion to approve the minutes. Bob Fugatt seconded the motion. Approved.

Treasurer's Report:

Sonya gave the report as follows:

Brannon Bank: \$40,328.34 Share Account: \$68,950.32

Money Market: \$91,638.89 Edward Jones: \$203,871.51

Seven members are behind in their dues. Two over \$1000.00 each.

Old Business:

Harriet reported that she had talked to our attorneys to check on the progress of preserving our documents. All is on schedule. She also discussed the collection of past due accounts. She explained the process, gave the directors the estimated costs and left the board to decide if the dues owed will justify the excessive costs.

Harriet will attempt to find a paralegal who might not charge so much.

Otherwise, the directors will follow through with the attorneys.

The tennis/pickleball court will be pressure washed. A new net will be installed.

New Business:

Sonia reported that a new pool pump had to be purchased at the cost of \$5000.00.

The shower floor needs to be painted with non-slip paint. Board members agreed to have that done.

Stephen has our web page up and running. It's a work in progress as there is a lot that hasn't been done due to having no one available to keep it up.

Use our web page by going to <https://pritchardislandhoa.com>. Or you can find it by Googling PIHA web page Inverness, Fla.

New Business:

Tommy McCombs gave a maintenance report as follows.

#908 repaired leak, repaired broken dock rail, cut hedges for # 834,
Made a pool key for the water works board to allow them to enter the pool
to read the meter. Notification to the roofing company that they used the
wrong color of roofing. Had them come out and replace it with the correct
color.

Owner of #834 advised that the windows need replacing.

#880 had a leak in the roof and interior damage due to the leak. Tommy
had the roofing company repair all damages inside and outside due to the
leak. The units have all been pressure washed.

Pier #1 had a broken rail from the storm. Tommy repaired it.

SAPIHA docks to be cleaned and repaired.

As there was no more business, the meeting was turned over to members.

No comment from members.

The meeting adjourned at 7:11.

Respectfully submitted,

PIHA Board of Directors