

PRESQUE ISLE HARBOR ASSOCIATION
BOARD OF DIRECTORS MEETING
NOVEMBER 12, 2020

Meeting was called to order at 7:03pm by President Kurkechian, followed by the recitation of the Pledge of Allegiance.

Roll Call: Present: C. Campo, V. Fields, C. Gates, R. Kurkechian, D. Larkin, M. Rehling, M. Thurber, B. Tulgestka. Absent: D. Fay Staff: J. Kroll

Guests: Don and Tammy Wiley, Rodney and Kelli Stevens

Property Owner Comments: Homeowners are grateful for the boulders which have been placed in areas to stop ATV traffic in the powerline easement. They are requesting additional boulders in specific areas. Jacob will look at that. The signs that Jacob ordered have not yet arrived. Property owners again advised by Kurkechian to take pictures, get license numbers and contact police for illegal trespassing.

Correspondence: Kurkechian stated that he responded to the letter received from Dawn Barret last month and has advised her to contact Presque Isle County for speed limit signs.

Minutes: Meeting of October 8, 2020. MOTION (Fields/Thurber) carried to accept Minutes as presented.

Financial Report: Fields reviewed the Profit & Loss, April 2020 through November 2020 report. MOTION (Larkin/Tulgestka) carried to accept financial report.

General Functions:

Database Upgrades: Data has been transferred to new database but each account information will need to be confirmed. Kroll thinks the system will be ready by the end of December.

Maintenance: Kroll reported that the new mower has made leaf removal very easy. A Christmas tree has been planted in front of the clubhouse for annual decoration and a tree lighting ceremony. The water has been turned off in the campground. New windows have arrived for the NBBH and will be installed over the winter. The pool might not need to be closed down in February for routine maintenance due to decreased usage from COVID restrictions.

Mortgage Refinance: Kroll presented a powerpoint regarding options for refinancing the mortgage. After much discussion, a MOTION carried (Rehling/Gates) to accept the proposal for a 64 month mortgage at 3.5% with payments of \$3,566.42 through MBank. Additionally, Kroll and the Finance Committee will continue to review the 2021 budget to prepay surplus on the loan monthly when feasible to pay it off sooner.

Campground Update: Kurkechian requested that this discussion item be moved to our January 2021 meeting.

Goals: Kurkerian stated that he has been working with Kroll to establish goals for the upcoming year. Kroll presented a powerpoint of goals that he has completed in 2020 and a few left to complete. He has not set goals for 2021 because the budget needs to be completed for the next fiscal year.

Standing Committee: No reports.

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Executive Session: 9 :05pm MOTION (Fields/Rehling) carried to have an Executive Committee Session.

9:10pm MOTION (Fields/Rehling) carried to return to regular session.

General Comments: Fields reported that the Trunk or Treat was a success with about 30 kids and 20 trunks. A good time was had by all. Fields reports that a Tree Lighting Activity is planned for November 28 at 7pm at the Clubhouse. Participants will be requested to bring an ornament for the tree, there will be Christmas carols led by Dave Larkin and hot chocolate.

There being no further business to come before the Board, the meeting was adjourned at 9:17pm.

Respectfully submitted,

Colleen Campo, Secretary