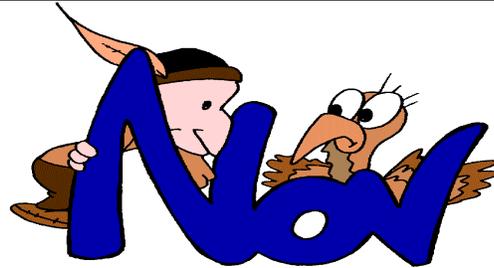


Harbor Lights Beacon

617 Tamiami Trl. N

Volume XXX, Issue 11

November 2020



November 1



Sunset park entrance new trees



Remodeled cookshack



New trees



New trees on South Park Drive

MANAGER'S REPORT

Real Estate update we now have 10 homes sold as of this issue so far and have 1 listing left to sell. Contribution to the Community is over \$35,050 already. **If anyone is thinking of listing their home for sale we are looking for listings as we have a list of potential buyers. Contact Tom or Ann.**

Reminder that all homeowners are responsible for the upkeep of their property year round. Once you leave for the year someone should be checking on your home and maintaining the property. This includes exterior of home, weeds, flowers, etc. Appreciate everyone's attention on this matter

Clubhouse Project is now complete along with the cook shack.

The home on Lot # 2 is in the process of being installed and will be completed by the time this article is published.

Returning people and renters as of now will have to quarantine for 3 days. Many other Communities are following this rule to keep all safe.

Notice some new plantings around the Community. Thanks to new resident JR & Charlita Stewart for donating several new coconut palms, flowering bushes, and tri-palms to Harbor Lights this past month. They have been planted near the pool, tennis court, and Sunset Park. The Stewart's have now been designated our "plant managers" of the month!

Tom Wisdom-Harbor Lights Mgmt.

PORTO VISTA

CONDOMINIUMS UPDATE

Our neighbors to our east and south are busy with their project. Dockside restaurant has been improved, remodeled, and expanded. Condo building number one is out of the ground now and rapidly rising. The topping out party for this building is anticipated to occur on or near December 31st. This will give the developer "sample" product to show and sell starting January of 2021. Depending upon sales of the condo units, Mr. Miller anticipates starting another building each spring in 2022, 2023, and 2024. If sales of the units go according to plan, completion of this project would occur by December of 2024. I have posted a development site plan on the bulletin board in our breezeway.

Chris

DAYLIGHT SAVINGS TIME ENDS, EASTERN STANDARD TIME BEGINS, SUNDAY AT 2:00 a.m., NOVEMBER 1, 2020. TURN YOUR CLOCKS BACK AND REMEMBER TO CHANGE THE BATTERIES IN YOUR SMOKE DETECTOR.

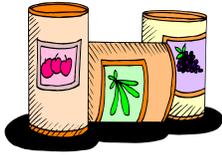
MIXED GOLF

The league will be golfing at Lake Venice Golf Club starting Nov 9th.

We thought we would try 2.00 50/50 raffle and collect no prize money. All are welcome owners and renters and guest. Looking forward to seeing everyone.

Check bulletin board for tee off time and prices.

Donna Leary



OR



PROJECT PANTRY

The annual Project Pantry collection of cash contributions and canned goods will be held during November and December. Let's top last year's collections.

Make checks payable to the Salvation Army Food Pantry – Venice, Florida. The Salvation Army can purchase food from the All Faiths Food Bank at a fraction of the price we pay at the supermarket.

Send or give your check to Verba Prough, #134, or drop it in the Recreation Mailbox located in the library. Presently the tote is located in the library.

Let us share the spirit of the season with those less fortunate than us.

Thank you.

Verba Prough, Project Pantry Chair

F.Y.I.

JUST A REMINDER THAT YOUR IN-PARK MAILBOX IS BELOW YOUR HOUSE NUMBER.

NOTICE SOME NEW TREES AROUND THE PARK?

Thanks to new resident JR & Charlita Stewart for donating several new coconut palms, flowering bushes, and tri-palms to Harbor Lights this past month. They have been planted near the pool, tennis court, and Sunset Park. The Stewart's have now been designated our "plant managers" of the month!

EUCHRE

September 24

1 st	Terri DeYoung	56
2 nd	Amy Freeland	48
3 rd	Tom Kelly	43
4 th	Jane Dellina	42
5 th	Cassie Cowan	40

October 1

1 st	Jane Dellina	41
2 nd	Terri DeYoung	39
	Carol Richards	39
3 rd	Shirley Reindl	35
4 th	Tom Kelly	26

October 8

1 st	Bob Welton	54
2 nd	Caroline Huffman	42
3 rd	Terri DeYoung	41
4 th	Carolyn Welton	39
5 th	Jane Dellina	38

October 15

1 st	Bob Welton	56
2 nd	Caroline Huffman	47
3 rd	Vee Cassada	46
4 th	Carolyn Welton	44

LADIES BRIDGE

September 16

1 st	Lois Pommerenk	3980
2 nd	Cassie Cowan	3160

September 23

1 st	Cassie Cowan	4480
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September 30

1 st	Cassie Cowan	3170
2 nd	Terri DeYoung	2550

October 7

1 st	Tom Kelly	3810
2 nd	Carolyn Welton	2540

October 14

1 st	Bob Welton	4180
2 nd	Tom Kelly	4020

ON FRONT COVER COOK SHACK

The last item on our clubhouse renovation / remodeling scope of work was refurbishment of our beloved cook shack. As photo shows, we now have a sharp new look for our half-century old “shack”. However, it was not the simple addendum to the construction work using the left-over pieces of siding from the clubhouse that we anticipated.

At some point in our cook shack history, it suffered from one (or more) “wind events”. As we tackled the recladding process it was discovered that the building was 5 to 6 degrees off plumb on all sides and thus had a bit of a lean in various directions. Further investigation showed that the base rails that held the perimeter walls of the cook shack in place were loose as many of the anchor screws that held the base in place had broken off at the concrete floor. So.....a little “adjusting” was in order. Between re-anchoring of the base rails with new tap screws (deeper and longer) plus a series of mid-wall reinforcement rails to provide greater structural stability, we ended up with a more stable and sturdy structure all around.

New screen doors (in matching white on each end) finished off the new look!

I have assurances now that all the “eats” coming out of our new and improved cook shack will taste even better than before!

Chris

BUDGET UPDATE

We have completed our year-to-date budget reconciliation work and have completed the financial forecast forward for Harbor Lights for year 2021.

Shareholders should be pleased to learn that our monthly maintenance (assessment) fee will remain at \$140.00 per month again next year!

2021 will be our third year of being able to maintain our assessment level at \$140.00 per month. We have been fortunate over the past few years not to incur serious infrastructure damage due to storms. I wanted to provide a brief summary of our income and expenses, particularly for the many new shareholders we have added here in Harbor Lights over the past 2 years.

Majority of our income

Monthly lot assessments

Dock space rentals

Storage, shed, & RV rentals

Major Expense Categories

Insurance (casualty & liability)

Property Management

Maintenance

Utilities

Grounds keeping

Pool

*A big thank you to Tom and Ann for their listing and sales work. Year to date contributions to Harbor Lights reserve capital from commission income generated from the sale and transfer of Harbor Lights units’ totals over \$30,000.

Chris

RECREATION NEWS

Hello Harbor Lights, looking forward to another season of friends, family and good times even though it may be at a distance. Air Hugs to everyone returning to our little piece of paradise, we are anxiously awaiting your return. Our full-time residents have been holding our own and thankfully we haven't had any outbreaks of the virus.

For those of you returning there have been a lot of changes, Clubhouse looks fresh and renewed the matching Cookshack makeover really tied everything together and we even have new in-park mail cubbies, also Sunset Park has been cleaned and updated with two new picnic tables, things are looking pretty good, there are lots more changes so take a walk or ride around the park and check everything out, I think you'll be pleasantly surprised. Please don't forget to mail-in or return your Christmas greetings, it is a wonderful way to wish everyone a Merry Christmas and hopefully to a Happy, Healthier, and safer New Year, I think everyone will especially be looking forward to these friendship and goodwill greetings this year, they can be returned to Jan Utley or dropped in the rec board box in back of the clubhouse.

As of now Harbor Lights activities are ongoing and as you participate please take the appropriate precautions, the bad news is that we will not be having our wonderful Thanksgiving dinner, we can't justify putting any of our residents at risk with all of the food handling and number of people in the clubhouse at this time, we do realize this will be a big disappointment to many and we are very

sorry to cancel, however, we do promise to make up for this as soon as possible. All the other activities at this time are ongoing except anything involving food prep which is for now "on hold" until further notice.

There will be a Rec board meeting November 19th at 9 a.m.. regrettably, we will not be able to have the coffee and donuts. Hope you'll still attend the meeting, I think it's very important to get community input on how to manage activities moving forward especially for December and throughout the season. Seriously looking forward to us getting back to our normal fun, food and Friendship Community. Sincerely we Thank you in advance for your understanding and patience as we work together to get through this. Check the bulletin board for any changes, see you all soon, stay well, stay safe !!!!

Your Recreation Board

P.S. project food pantry is still taking donations in the container at the back of the club house next to the new door.

TRIVIA

We will be starting Trivia in January, we need chairs for February, March and April (if needed). Signup sheet for Chairs will be on the clubhouse bulletin board. For more information contact Rosie Knapp, #146, after December 8th.

Thanks, Rosie

Harbor Lights BEACON – November 2020

NOVEMBER

Birthdays

- 1 Jim Jones #1
- 2 Judy Fox #55
Frank Friberg #107
- 3 Elizabeth Bradley #109
Jean Dunn #97
- 17 Shirlye Augustine #137
- 26 Jim Wheaton #42
- 27 Lynette O'Brien #110

Early DECEMBER

- 3 Philippa Keener #30A
- 5 Ed Schofield #96
- 8 Tom DeSain #112

NOVEMBER

Anniversaries

- 1 Larry and Debby Sanborn #32
- 13 Tom and Peggy Depper #106
- 15 Don and Helen Lopata #58
- 26 Everett and Jean Dunn #97
Don and Shirlye Augustine #137

DIRECTORY CHANGES

DELETE: Cassie Cowan #67

ADD: Deborah Morrison #67 NY



Special Dates for November **Calendar Planning**

- Nov. 1 Daylight savings time ends
- Nov. 12 Co-op Bd. Mtg.
- Nov. 19 Rec. Bd Mtg.

**CHECK BULLETIN FOR OTHER
ACTIVITIES**



May your stuffing be tasty,
May your turkey be plump,
May your potatoes and gravy
have nary a lump.
May your yams be delicious
and your pies take the prize,
any may your Thanksgiving
dinner stay off your thighs!

HARBOR LIGHTS COOPERATIVE, INC, BOARD OF
DIRECTORS MEETING THURSDAY, OCTOBER 8,
2020
9:00 AM IN THE CLUBHOUSE

- I. **CALL TO ORDER:** The meeting was called to order at 9:00 AM by President Smith
- II. **ROLL CALL:** Smith, Welton, were present. Absent was Bunnell. Ward, Moffat, Sullivan were present by phone. There 8 shareholders present in the audience.
111. **CONFIRMATION OF POSTING AND QUORUM:** The meeting was duly posted on 10/01/2020@ 9:45 A.M. A quorum was present.
- IV. **READING OF MINUTES:** Board of Directors meeting not read due to being posted in the Beacon. Budget Workshop minutes were recapped by Tom Wisdom and Chris Smith. **Motion to accept the minutes of 6/16/2020 by Welton seconded by Moffat unanimous approval.**
- V. **MANAGER'S REPORT:**
- 1} Bathymetric Survey- Survey has been completed. Results look like a dredge is needed. We are seeking a professional opinion. Discussion was to have Tom Wisdom to contact Tignor engineering for contract stipulations, price, and terms. **Motion made by Welton to have Tom Wisdom contact engineering company for pricing seconded by Ward unanimously approved.**
- 2} Clubhouse Update- Project has been completed except for some minor items. Looking at downspouts still to extend further out from the building and breezeway.
- 3} Back Door Update /Handicap access kit- The back door was installed as a handicap door. It is 36" and was retrofitted by contractor. Next step is to install the handicap access kit. Looking into pricing now.
- 4} Pool Steps- The pool maintenance steps are not safe anymore. Estimates have been received. **Motion made by Ward to install new steps for \$1,000 or less seconded Welton unanimous approval.**
- 5} Harbor Lights East- Chris was referring to adjacent property owned by Coastal Marine. The buildings are old and would need a lot of renovation or teardown. This is very preliminary. Suggestion was to form a group of investors to put \$100,000 a piece or close to that. More details to come.
- VI. **TREASURER'S REPORT:** Wisdom reported total assets were \$4,869,428.91, checking/savings/cash were \$953,305.65, Income for the month was \$24,090.37, and Expenses for month were \$29,548.61 which was a net decrease of - \$5,458.61 Year to date is+ \$35,035.99. Notable items were Clubhouse related items due to renovation. **Motion to approve the treasurer's report for October 2020 made by Welton seconded by Sullivan approved unanimously.**

VII. **ANOUNCEMENTS:** None

VIII. **UNFINISHED BUSINESS:**

1) Covid update- Discussion held on protocol. Right now we are having all renters and shareholders coming back to quarantine for 3 days. Large gatherings and meetings will be discussed in the November on what direction to take.

2) Budget- Workshops were held and happy to announce that no increase in fees for 2021. Budget will be approved by the Board in November and will go out to shareholders after that for approval.

3) Rip Rap- Steve Sullivan preliminary investigated the condition of the rip rap in our Community. There is a lot of erosion and holes along the intra-coastal waterway. Might look into repairs needed this coming season.

4) The fence at our perimeter on 41 is leaning. We want to keep repairing this as long as we can. Replacement would mean a lower fence and loss of property where the FPL easement is.

5) Painting a compass and lighthouse at the entrance of our clubhouse was a project before the pandemic hit. Danette Ward will follow up on this project to see if the artist is still interested.

IX. **NEW BUSINESS:**

1) Kayak Launch- Many requests for a launch as many new shareholders all have kayaks or canoes. Looking at styles and a launching site. Will have more details by next meeting with possible approval. Cost will be \$2,000 or under.

2) Storage Yard gravel- suggestion was to gravel all spaces left in the storage yard. There are a few sinkhole sections that happen occasionally. Decision was if homeowner wants to gravel their section it would be their cost as some have done this already.

X. **SHAREHOLDERS COMMENTS-** Covered under new business and old business

XI. **ADJOURNMENT:** Motion to adjourn by Welton seconded by Moffat approved unanimously. Time was 10:42.

Respectively submitted,

TomWisdom