



Harbor Pointer

July-Aug-Sept 2017 Quarter

Please take a few moments and catch up on CONDO ASSOCIATION NEWS in these pages, Tom is on Temporary Assignment elsewhere as they say in the News Reporting World, to be back soon we hope, missing his sense of humor and unique twist to be added to the NEWS LETTER as only Tom can do ☺

EDITOR –IN-CHIEF, TOM CREECY, IS ON VACATION

IMPORTANT DATES FOR RESIDENTS

News & Reminders

By DHorvath, Temp Ed

MARK MORGAN

Have you met Mark Morgan (picture to the left), our recently hired Rover / Compliance Officer for parking, pool, and rules in general? He is a retired police officer and a LOCKSMITH as well – his name had been on our Bulletin / List of Vendors (on Channel 732) for some time now before we hired him as the Compliance Officer. He is local to the Titusville Community for 30+ years. He is cordial but always with safety on his mind.

Mark highly suggests that all Residents LOCK your vehicle doors due to potential crime. There have been trespassers caught “checking vehicle doors” in an attempt to steal from them. Two vehicle were burglarized on May 8th here in our condo parking lot. The culprits were checking for unlocked cars and seen by a Resident in building

5. They were caught. A GOOD general rule of thumb / reminder is to lock your vehicle and don't leave tempting valuables on the seats or in plain view.

PARKING TIPS

Remember to tell your Guests / Visitors to park in the designated parking lots and put a PASS on their dashboards connecting them to your unit. AND Please be courteous to handicap vehicles by NOT “Hogging” these spaces when you may be leaving your vehicle parked for a few days or more. Also remember to put your Handicap decal on your mirror so Mark knows you are allowed to park there.

AND remember as a Resident, you should be parking one vehicle in your garage and one in front of your building so that there is ample parking for all.



Budget Meetings

September 28th Thursday at 6:30
Budget Planning Workshop BOARD

Meeting where we discuss the budget in detail and make any adjustments accordingly, if you want to know the details and make any changes, *attend this meeting!*

October 19th Thursday at 6:30 PM –
Final Budget Approval meeting, very few changes, if any at this meeting.

Regular Board Meeting

Due to the holidays, the last Regular Board meeting for 2017 is tentatively scheduled for
December 7th, Thursday at 6:30 PM



DRYER VENT CLEANING

Thank YOU to everyone who has cleaned their vents! There have been 50+ Units signed up with the professional dryer vent cleaning service. Everyone to date has been very pleased and surprised to see JUST HOW much lint was pulled out. Their dryers are running better than ever before by clearing out these lines and they are preventing the potential of lint fires within these lines. You will find information about John with ABC Dryer Vent Services on your TV Channel 732, and get signed up with him.

INSURANCE CERTIFICATES

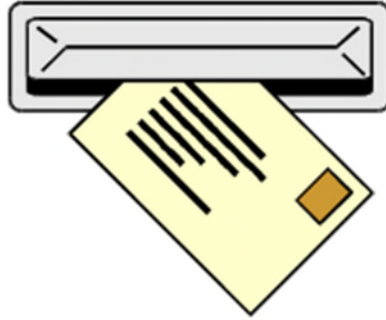
The new email Contact for getting your insurance certificate from (your Condo Association), or really from Brown & Brown, our Agent for the Condo Insurances, sent to you, or to your bank when requested is for you to send the request to: condocerts@bborlando.com.

We are told there are multiple Brown & Brown Insurance Agents monitoring this email daily for the quickest response.

ANNUAL MEETING MINUTES

There is a *draft copy* of the Annual Meeting Minutes on our Harbor Pointe Website. Please

take a moment and review it. So if there are any questions or corrections needed to be made, we can have the minutes complete for the March 2018 Annual Meeting, for easy approval by the owners.



MAIL DELIVERY by USPO

Be courteous to your neighbors! If you receive mail that belongs to a 'similar' unit, but in one of the other buildings, please either return it to the mailman or to that neighbor in the next building, We have been hearing of that problem by several residents, and the ones missing their mail GREATLY appreciate this extra courtesy by their neighbors.

FOR DOG ACCIDENTS and SPILLS ----- CLEANUP

Friendly REMINDER In the 1st floor lobby of each building, you will find a clean-up kit in the bottom drawer of the dresser to aid you in cleaning up after yourself and your pets.

You will also find a clean-up kit under the table in the 2nd floor lobby of each building, so please remember to use them after each spill or piddle in the lobbies and elevators.

A sincere Thank you from your neighbors and cleaning staff too!



Thank you for cleaning up after your pets or accidental spills! 😊

AT&T Fiber Optic Over Build Project has been completed!

All units are now ready with Fiber Optic lines installed, should AT&T be the successful bidder in 2019 for the bulk cable & internet services at Harbor Pointe.



THANK YOU to all the residents who were home to make AT&T entry easier and a **GREAT BIG THANK YOU** to all the volunteers who "UNIT SAT", along with the available staff, to stay with AT&T Techs in units where residents could not be there for the install.

A BIG Shout Out to Owners Ralph & Sharon Trollinger, Board VP - Harry Holmgren, Chuck Kennedy, Susanne Clark, Allen Upton, Lori Ponsen, Steven Torrez, Ken Bray, and Felix Ortiz for their help. Thank you!

DON'T LET PET BE A CRIMINAL

by Titusville Talking Points July 2017
Issue



Pet waste is one of many sources of local water pollution. The nutrients and organic matter in pet waste can fuel algae blooms which block sunlight from light-dependent seagrass and fouls our surface waters. Decaying pet waste also uses up oxygen in the water which fish, oysters, and other aquatic species rely upon. Further still, pet waste can contain numerous microorganisms which negatively impact the health of humans and animals.

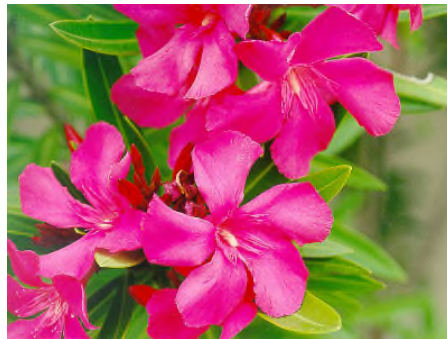
Pet waste enters our waterways most often when it rains. When left on sidewalks or streets, pet waste is washed into the City's storm water system. Pet waste can also be dissolved by rain, which allows the bacteria and nutrients to flow freely. It is important to understand that the City's stormwater system does not receive treatment, as a sewer system would, before flowing into our local waters. It is worth mentioning that pet waste is not a suitable fertilizer for your yard and may actually harm your lawn in large enough quantities.

In 2015, the Titusville City Council adopted Ordinance 17-2015 establishing requirements for all pet owners and keepers to pick up after pets. The ordinance requires that pet waste be immediately picked up from any public or private property not

owned or possessed by the pet's owner or keeper. Pet waste on property that is owned by the pet owner or keeper is required to be properly disposed of frequently—so as to prevent a public nuisance.

To encourage everyone to do their part the city offers the Bag It! Trash It! program which makes disposable pet waste bags available at Sand Point Park and other popular locations. Do your part to minimize the flow of excess nutrients and potentially harmful microorganisms into the Indian River Lagoon, St. Johns River, and local waterbodies.

ACCOMPLISHMENTS YOU MAY OR MAY NOT HAVE NOTICED



The fence line along Indian River Avenue was cleaned up. The Oleanders were planted a couple of months ago to add color. Finally the dying Juniper bushes were cleared out and mulch was replaced for a cleaner look along the street.

Some pool equipment was updated – filters, pumps, and miscellaneous parts – to get the pool running better. And a new pool maintenance vendor was hired to come three times a week to better maintain the pool.

Also the Board is planning and budgeting for a full pool recoating, retiling, and restoration project to commence in December of this



year. More details to come. Best news is that funds are available to do this so there will be NO increase in dues nor special assessments needed FOR THIS PROJECT.

The light bulbs in the parking lot were replaced by brighter lights at a nominal cost. This increased the safety in the parking areas while discouraging would be trespassers and/or car burglars.

CHANNEL 732

Remember to periodically check our CONDO TV CHANNEL 732 for Condo information, dates of meetings, homeowner insurance contact info for owners, Boat Slips for sale and much more.



WATCH OUT FOR SCHOOL ZONES

Say Good-bye to Summer

