

The Moorings- HOA Meeting Minutes

June 17, 2026

Attendees:

Clyde Bridge
Beth Davison

Jeff Homberger
Magi Kyle

Mike McBride

Buzz Benevente

Meeting Called to order: 7:00 PM

Minutes: Minutes from prior meeting were reviewed and approved. No changes made.

1. Street Representative Report Out

1.1. Bridgetown (Beth)

1.1.1. Three boats are on the street. Two appear to be in repair mode. One has been there a long time. Beth to talk to owners and confirm status.

1.2. Port Royal (Magi)

1.2.1. Two Air Stream trailers are in driveways. Both have received two letters apiece. Next step is a letter from the attorney which should go out this week.

1.2.2. Magi asked about the truck parked on the north end of Jolly Roger – Clyde responded that this location was the better option given that the previous location was on St Lucia Ct, right near the intersection and subject to more traffic.

1.2.3. Beth asked about using the “postcard” for overnight vehicle parking to post on the boat in a driveway. Buzz can produce the postcard, but noted that it would not be appropriate in the situation of a boat in a driveway, ie, there is no windshield to post it on, etc.

1.3. Aruba (Buzz) – no infractions currently on the street, but Buzz did mention an issue with the sign at the south entrance. Sign needs to be remounted as the screws have rusted out. Clyde to address.

1.4. St Lucia – no issues at this time

1.5. St George – no known issues, there still is not street rep representing St Georges Ct.

2. President’s Update: (Clyde Bridge)

2.1. Attorney is working on final version of the covenants and we should have a meeting next week to review.

2.2. Roads & Grounds – Clyde to repair broken Moorings sign at the south entrance.

2.2.1. Also noted that the sprinkler system has been repaired and all zones are functional.

3. Secretary Report:

3.1. Jeff Homberger noted that it is time for summer elections.

3.2. It was determined that the vote would take place at the end of the next HOA meeting. Meeting will be held between 6:30 and 7:30 pm with voting starting at 7:30.

3.3. Jeff to find ballots used last year and update if required.

3.4. Jeff will post upcoming election in a MailChimp news blast and also include notification in the July newsletter.

3.5. Newsletter business spotlight will focus on “Lift Off” HVAC company owned by resident. Jeff H to contact owner and get details.

4. Treasurer (Mike McBride)

4.1. HOA bank balance at the end of May was \$30,990.64.

4.2. Dues income has slowed, most income for the month came from estoppel fees.

4.3. Mike suggested that we post a “thank you” note in the upcoming newsletter thanking those that contributed at the \$300 level. We had 10 contributors at the \$300 level and twenty contributions at \$200. Also noted that 149 homes paid their dues which amounts to 71% participation rate.

4.4. Primary expenses for the month of May were for sprinkler pump replacement and repairs, legal fees and covenant reviews, and some funding for the Spring block party.

4.5. Mike noted that our fiscal year ends in August, and he has added a % spent column to the annual budget document.

- 4.6. Mike spoke to a couple contractors about the status of the palm tree freeze damage. Best guess is that maybe 50% will survive. Clyde spoke to three contractors who told him to continue to wait and see.
- 4.7. Mike suggested we take an action item to research palm trees and determine a more cold tolerant sub-tropical version that won't be impacted by future freezes.
- 4.8. Website – Mike posted photos from the Spring Block Party on the website.
- 4.9. Mike waiting for latest directory – Clyde needs to complete most recent updates and will supply.
- 4.10. Clyde asked that we add a line item specific to “Website” in future agendas. Also suggested that we officially move the Directory bullets from Vice-President to President.
- 4.11. Clyde may ask Andy if he is interested in administration of the Directory.
5. **Vice President /Facebook/Directory Update: (Shelby unable to attend)**
 - 5.1. Group noted that the Spring Block party was a success despite food truck dropping out at the last minute. Pizza was a good backup plan.
 - 5.2. Lessons Learned:
 - 5.2.1. Suggested that we do more pot lunch meals in the future
 - 5.2.2. Mixed thoughts on the band. Overall was good, seemed to focus on classic rock. Initially was too loud but were able to tone it down a bit.
 - 5.2.3. Beth gave Shelby information on a group that plays at Marker 99. Says they are a twosome that does more laid back music, background music.
 - 5.2.4. Mike suggested we do a raffle in the future. Possibly gift certificates to local restaurants. This might encourage people to linger and stay until the end.
 - 5.2.5. Suggested that we hold party earlier in the year to avoid the heat and potential afternoon thunderstorms.
 - 5.2.6. Big shout out to Andy Andersen for sweeping and removing water from the curb ahead of the party. Clyde also was a big help on this one.
6. **Open Discussion:**
 - 6.1. Voting for officers in July
 - 6.1.1. Will hold vote after next meeting. Start at 6:30, end 7:30 pm then hold vote
 - 6.1.2. Noted that only officer positions are voted upon. Volunteer opportunities exist and we are always looking for a street reps and other support functions.
 - 6.1.3. Suggested that we take nominations at the meeting.
7. **Minutes: Reviewed and Approved**
8. **Next Meeting**
 - 8.1. Next meeting will be held at 7:00 pm on Wednesday, July 22 at Clyde Bridge's home (466 St Lucia Ct).

Meeting Adjourned 8:00 pm