# SHCA Annual Meeting

# Meeting Minutes

May 23, 2021

1. Call to order

Doug Brady called to order at 5:06PM

1. Motion to Approve the Agenda
   1. Jen Isaac
   2. Dale
2. Attendees

Doug Brady, Dale & Nancy ?, Jen Isaac, Melissa Pinion, Cynthia Lawrence, Janet Donahue, Daryl Poirier, Sara Brady, Jon Belczak, Jason Bartrum

1. Open issues
   1. Board Seat Nominations
      1. Melissa Pinion remains on Board 2021-2024
         1. No other nominations
   2. Financial Reports
      1. Posted on website
      2. Doug and Daryl are on bank accounts
      3. Doug responsible for Financials now
         1. Melissa & Daryl have access to books, also
   3. Front Entrance & Signs
      1. Positive Feedback
      2. Atlas will start weeding front entrance more frequently
2. New business
   1. Snow Removal
      1. County roads, so county responsible for plowing
         1. Understanding is that private plowing would be acceptable with county; need to verify
      2. Would require dues increase of ~$4/month (~$5k/season)
      3. Concerns over emergency vehicles being able to respond without the roads being plowed
      4. Meeting attendees were overall favorable
   2. Walking Trail on 5 Acres
      1. Quotes received for ~0.75-mile wood chip trail
         1. $5k - $7k
         2. Annual upkeep would be a few hundred dollars/year
      2. Would keep all mature timber, only clear young growth
      3. Would there be room for play area? Possibly
      4. Liability
         1. Need to investigate with Insurance and Lawyer
   3. Email Addresses & Financial Statements
      1. Currently have 36 members email addresses
      2. Please spread word to get email address
         1. Can send Financial Statements electronically
3. Other Business
   1. Petition for Recreational and Commercial Vehicles
      1. Doug will post new verbiage on Assn website
      2. 30-day review period
      3. Need approval vote of 41 homeowners
      4. If approved, mortgage companies then need to approve
         1. Michigan Law states no response from companies within 90 days is counted as an approval, per our lawyer
      5. Feedback
         1. Concern over camping in rec vehicles in driveways
         2. Concern over street parking with rec and commercial vehicles in driveways
         3. Typo in verbiage (April 20th, not 30th)
   2. Fines
      1. Verbiage posted on website
      2. No fines to be charged until resolution of bylaw amendments (~120 days out)
   3. Future bylaw amendment proposal
      1. Revise to allow for 50% approval vote instead of 67% vote
      2. Feedback
         1. In support of 50% due to lack of involvement in Association
   4. Next Steps for Bylaw Revisions
      1. Revise verbiage with Lawyer
      2. Send hard copies to membership for review and vote
         1. Awareness via sign at front
         2. Potential for having to go door to door to collect votes
            1. Two Board members for neutrality
   5. Open Floor
      1. Community Events
         1. Have $1,000 in budget
         2. Cookout at end of summer?
         3. Volunteers to plan events?
   6. Next Meeting: May 2022
4. Adjournment

Jason Bartrum motion to adjourn at 6:01PM  
Jen Isaac, 2nd

Minutes submitted by: Melissa Pinion

Minutes approved by: Name