

SHCA Annual Meeting Meeting Minutes

June 7, 2020

I. Call to order

Doug Brady called to order at 2:01PM

II. Attendees

Doug Brady, Dave Dostie, Mike Biggs, Daryl Poirier, Melissa Pinion, Sara Brady, Richard Monroe, Cindy Lawrence, Lauren Kovacs, Lori Stafford, Jessica Buth, Eric Meyers, Janet Donahue, Bethany Wolfram

III. Approval of minutes from last meeting

Doug Brady motioned to approve. Mike Biggs seconded the motion.

IV. Open issues

1. Election Results & Appointments
 - a. Daryl Poirier elected as new board member (replacing Doug Brady)
 - b. Doug Brady appointed as President
2. Treasurer's Report
 - a. Annual financial statement provided to all members on 01Jun20
 - i. Drain repairs last year were ~\$9,400.00
 - ii. Legal fees are for notices of unpaid dues
 - (i) Most homeowners are starting to pay dues
 - (ii) 1 lot refuses to pay – Board will continue work to address
 - (iii) Community events: garage sale, annual meeting, misc. other expenses
 - iii. Website was renewed in May 2020; renewed for 3 years
3. Drainage between Theresa and Rosalie
 - a. Working well

4. Pools

- a. Letters sent to offenders of seasonal pool regulations via Certified Mail
- b. Three lots grand-fathered in for pools (16, 17, and 37)
 - i. Pool must be removed upon listing for sale of property
 - ii. Pool must be removed if major repairs needed
 - iii. Result of invalid bylaw revision implementation under different Board
 - (i) Quorum of Meeting, not of total homeowners accepted

5. COVID-19 hardships

- a. Late fees suspended for March, April, May

6. Front Entrance

- a. Two companies have been out to evaluate redoing center island and clean-up of two sides; one more scheduled for June 10, 2020
 - i. One quote received for ~\$6-7k; 2nd quote pending
 - ii. Cannot put signs or trees in center island due to county road ownership
- b. One mowing, trimming, edging quote received for \$90/week
- c. Board will share information before finalizing decision

7. New Signs

- a. One of the signs rotted and fell; other is in bad shape
 - i. Paid ~\$9k in 2008 for two signs
 - ii. 10-year warranty was not upheld by company
- b. Received two quotes
 - i. Faux stone signs ~\$18-20k from Signarama
 - ii. Engraved stone signs from Rock Bottom Landscape Supply
 - (i) ~\$5k for stone and engraving; additional ~\$3k for installation (getting installation quote June 10, 2020)
- c. Upgrade to LED lighting

- d. Sprinklers will need to be reset/relocated to avoid new signs
- 8. Boat, Camper, & RV restrictions
 - a. April 30 – October 30th allowed
 - b. Should be for prep, load, and unload only; not permanent yard/driveway storage

V. New business

- 1. Golf carts
 - a. State allows counties to rule on golf cart acceptance
 - i. Operators need to be licensed drivers 16+ years of age on public roads
 - ii. Genesee County does allow golf carts on public roads
 - b. Please be aware of your surroundings and drive slow as there have been some near misses
- 2. Address numbers painted on curbs for safety (fire/police response)
 - a. Green paint
 - b. Get quote and allow assn members to vote
- 3. Bookkeeper
 - a. Issues with current; quotes are double what we are currently paying
 - b. Doug take on role with CPA oversight and tax prep
 - i. No objections
 - c. Look into creating online payment system
- 4. Rental homes
 - a. Property that was listed on VRBO has been removed from site and sold to new owners
 - b. One renter still exists within subdivision
 - c. Board to keep tabs on rental situations
- 5. Suggestions and ideas

- a. Please keep suggestions and ideas flowing to the Board
 - i. Keep them positive and foster positivity in the neighborhood
 - ii. Be respectful of your neighbors
- 6. Official communication methods
 - a. Email
 - b. Regular Mail
 - c. Facebook Group is not an official communication tool of SHCA and was not established/created by SHCA
 - i. Not checked by Board for communications
- 7. Virtual Meeting feedback is positive

VI. Adjournment

Doug Brady adjourned the meeting at 2:59PM.

Minutes submitted by: Melissa Pinion

Minutes approved by: Name