

Farmwood East HOA
PO Box 691148
Mint Hill, NC 28227

Subject: *FEHOA Annual Meeting on 11/28/2018 @ 7PM at the Mint Hill Town Hall*

Howard opened the meeting and introduced Delores for a review of our Financials. She went over the financials, handed out copies of the summary sheet to all attendees, and indicated that most of our expenses are to cover front entrance upkeep, Duke Energy and City water bills. One surprise was that we had a new unplanned expense item in the budget, for new stop signs. These signs are not up to Town code and had to be upgraded at a delta cost of \$800. She solicited many questions from the attendees and responded to most of them.

Because of the challenging financials, Howard reminded home owners again about payment of dues for next year, expected in the 4Q of this year (due now and no later than 12/31/2018 for YR2019).

Lot of discussion about street maintenance and other changes by the Town and other related issues. Howard explained that the reason Hollow Oak was only paved ½ way was because the City of Charlotte and Mint Hill did not coordinate their work. Mint Hill tried to have Charlotte hold off on paving until the new water pipes were laid, but because of lack of coordination that did not happen. He also indicated that he was going to see if we could try to have a turning lane for FWE. Also new sewer lines are to be installed starting on Ed Taylor's property near the front entrance. AT&T has plans for laying fiber optic cable in the neighborhood, but their schedule details are not available yet.

Some questions were raised about future plans: once Mint Hill Commons starts growing it would make some sense to open Hollow Oak on to Cheval, for residents to go through to avoid heavy traffic etc. But the general feeling was, that would not happen until a critical percentage of total planned houses gets built.

Howard reminded everyone about our HOA switch to a formal structure sometime in April 2020. In preparation he asked the board to start reviewing our By Laws and converge on any/all changes in our By Laws, that we have considered and discussed over the years. Existing HOA covenants are posted on our website for access and feedback by all interested parties. He also indicated that the attorney, we retain at that time will provide all the legal guidance needed to transition to the new formal HOA structure.

Some homeowners expressed concern about safety issues like drivers not stopping at stop signs, delivery services (Fed Ex, UPS etc) and school buses driving fast, but no concrete action other than vigilance by all and approaching the Town about having a couple of speed bumps.

Due to a number of vacancies on our board, Howard asked for nominations for the 2019 Board. Libby Maynor nominated Mary Gaye Fielding & Sandra Beck. Marty nominated Dale Schmidt and all three graciously accepted their nominations. Welcome aboard: Mary, Sandra and Dale!

Howard then closed the meeting by thanking all the attendees and welcomed three new homeowner attendees to FEHOA.