

## Briar Cove Paired Cottages Homeowners Association Annual Meeting

November 17, 2022

The Briar Cove Paired Cottages Association annual meeting was called to order by President, Allen Jongsma at 7:00pm. Other board members who were present are: Vice President, Mark Henson, Director, Ralph Flens and Secretary, Dru Bocek. Representatives from Resource Management, Suzanne Rovai and Terry Plesha attended.

Vice President, Mark Henson led with the Pledge of Allegiance.

Director, Ralph Flens introduced the board members, Resource Management personnel and the representatives from the towns of Schererville and Dyer who attended.

Town Councilman, Kevin Connelly thanked Schererville Town Management, Robert Volkman for his service to the town and congratulated him on his retirement.

Various upcoming projects such as installing sidewalks from the railroad crossing on Eagle Ridge to Aldi's store. A proposed bike trail awaiting funding too. The culvert by the Schererville post office will be replaced summer 2023. INDOT will be paving Rt 41 in 2023, north on 41 to Main St.

There are plans to create a right turn lane on 41 going into the new Portillo's. Coopers Hawk plans to come to Shops On Main in 2023, they are waiting on a liquor license to move forward.

A resident asked if trucks are allowed on 213<sup>th</sup> Street. Yes was the answer but there are weight limits. Schererville police have been patrolling the 3 way stop at the Briar Cove entrance and have given out citations which has slowed down the violations. 213<sup>th</sup> will not be repaved until all of the construction for Central Park in Dyer has been completed. A resident asked about getting sidewalks on the Schererville side of 213<sup>th</sup>. The reply was "No" due to the ditches on both sides and being part of the wetlands. Another resident asked about not being able to hear the sirens at the Dyer fire station in case of emergencies. A resident wondered what happened to the plans to add another street light on Charlevoix. It was explained that NIPSOC no longer covers the cost, and the HOA would have to pay for it which could be as much as \$10,000.00.

Dyer Town Manager, Dave Hein introduced himself as being a resident of Dyer for 45 years and a Dyer police officer for 25 years. He is available for residents questions any time. He is working on the plans to have sidewalks installed for Central Park and Green Meadows on 213<sup>th</sup>, of which the funding should be available in 2025. Plans for Central Park in 2023 are being discussed to hold a corn roast there. Calumet Avenue will be resurfaced once Central Park has been completed. The traffic light at the Fire Department entrance is for emergency vehicles to safely enter 213<sup>th</sup>. A resident asked about the weight limits for truck traffic on 213<sup>th</sup> which isn't under the town's control. Weight limits are under the Indiana State Police and all bridges are controlled by Lake County.

Residents are concerned that emergency vehicles can't get to the subdivision from Schererville if the railroad crossing is down. It was noted that if there is a train, it's up to dispatch to alert Dyer.

Dyer Councilman, Mary Tanis announced the plans to have a Veterans Memorial in both Central Park and Pheasant Hills Park. She is also working on the upcoming South Shore extension coming to Dyer.

President Allen Jongsma thanked the town representatives for coming and introduced Dru Bocek, Secretary to read the minutes of the November 18, 2021 annual meeting.

Ralph Flens as a member of the Finance Committee, gave the Financial Report and budget for 2023.

Per Ralph, the monthly fee will be increased starting in January 2023 to \$155.00 a month, a \$27.00 increase, due to the age of our community and continued required repairs that have started to arise.

Due to Covid, bad weather and shortage of workers, Phase 1 for the ongoing painting project has not been completed. Phases 1 and 2 are scheduled to be finished in 2023, followed by Phase 3 in 2024. The total cost of the project will be \$272,000.00. The two payments made of \$75,300 in 2021 and \$30,667 in 2022 plus the driveway sealing project, repairs to the main entrance, replacing the pump in the pond, have required using the reserve fund.

A motion was made by Ralph to approve 2023 Annual Budget for \$505,920.00. It was approved unanimously by the board.

Residents questioned the increased fees and others requested a breakdown of the paid out financials.

All requests and suggestions per Allen Jongsma are to go directly through Resource Management. He stressed that individual residents shouldn't be contacting the vendors directly. In general, the comments ranged from when the bushes are trimmed, not enough notice being given from the vendors to the residents, paint colors on the garage, requests for Master Cut to do a rotation on Fridays when they cut the grass, not always starting on the same street and the \$27.00 monthly increase in fees. A The board will discuss all suggestions and comments at their January meeting.

The ballots for the annual election of the open seats on the board was held. John Tavana requested his name be added to the ballot as a write in. Allen Jongsma, Mark Henson and Ralph Flens were re-elected for a 3 year term.

Meeting was adjourned by Allen Jongsma at 8:34pm.

Submitted by Dru Bocek, Secretary.