



May 29, 2018

7:00 to 8:00 pm

Clinton-Macomb Public Library ~ North Branch

Lancaster HOA Annual Meeting

In attendance: 5 homeowners comprising 6 people and 2 Board Members
48456 Marion, 19844 Vine, 47830 Lighthouse, 20433 Alexander, 47857 Kent

Lancaster HOA Financials – Year ending December 2017 were reviewed by the homeowners in attendance. Financials are good shape. To-date \$24,651 in dues have been collected this year.

Entrance Sign Project – All homeowners agreed sign looks great. Remaining items to finish the project are test the water lines and sprinkler system to make sure everything is working correctly and new landscape around the signs. Board shared the landscape plan with homeowners present at the meeting. Cost of new landscaping will be \$11k for both sides. Homeowners would also like to see improvements to the landscape along all of Heydenreich and not just at the entrance.

Online Payment – Board utilized QuickBooks to collect 2018 dues. QuickBooks allowed us to collect dues via check, bank transfer or credit card. Collection of the dues greatly improved by providing these options to homeowners. There is a 3% fee charged to us for credit card payments. It was discussed applying those charges back to the homeowners that chose to pay via credit card. At this time there is no easy way to do this so for the time being we will pay the fees and monitor the expense. Homeowners asked how many pay online and how many pay via check still. Data collected after the meeting shows 42.5% paid by credit card, 7% bank transfer and 50% by check.

Volunteers Needed – As always the board is seeking additional volunteers and/or new board members. Current members have been on the board for 6 years and replacements are required or board may have to look into Management Company eventually which would increase our dues.

General Discussion – Discussed unreasonable snow complaints coming from homeowners not present at meeting. It was suggested we add a link to our webpage which will direct all complaints directly to the snow plowing company rather than the board. Discussed the major issues that contribute to these complaints. Homeowners are not removing parked cars from street and putting snow from drive back into the street after streets have been plowed. Homeowners would also like to see the plowing truck slow down.

Another concern was the possibility of increased dues caused by major projects. At this time the association has \$40,000 in the bank which leaves us in good shape even after the updates to our landscape at the entrance.