

ST. ANDREWS HOMEOWNERS ASSOCIATION, INC (SAEHOA)

BOARD OF DIRECTORS MONTHLY MINUTES

August 13, 2018-ARMSTRONG ROOM-6:00 PM

Pledge of Allegiance – led by Gill

Roll Call- Present: Denise Gill (President), John Clarkin (Vice-President), Joanne Kerr (Secretary), Barbara Gocek (Treasurer), Fred Lofland, Michelle Snell.

Meeting called to order 6:01 p.m.

President's Report- given by Denise. 2 new neighbor couples welcomed to the meeting.

Secretary's Report- June 11, 2018 minutes were acknowledged as read by all board members and accepted by all present board members.

Treasurer's Report- Monthly report given by Barbara-Beginning balance in Dec. 2017 - \$8586.48. Income - \$3155.00. Expenditures - \$3691.39. Ending Balance to date - \$8050.09. Insurance was due this month which is why the expenditures were higher than normal.

Old Business

1. Ongoing saga with the front entrance water situation. Howie's SCC Plumbing bowed out after many months of indicating they were willing to do an irrigation job when everything was in order. Denise is now talking with another plumber. The good news is it was recently discovered that one side of the entrance already has sprinklers in place. All that would be needed is to hook up closer to the plants to provide their water. The other side still needs some kind of water source. To be continued....

2. Tax exempt status- \$600 check has been cashed by the IRS. We are still awaiting reinstatement which will probably be by November.

New Business

1. As a possible grant award, it was suggested that we consider security cameras out at the front entrance. There are ones that are recorded and viewed from a computer. Since we have only one entrance and exit, it would be easy to see any unusual activity should anyone report a crime in our neighborhood. Further discussion needed.

2. An estoppel was not received from a purchased property in our neighborhood prior to it being sold. This was the fault of the title company who sent the request to the wrong St. Andrews address. The problem has now been corrected by them.

3. Many homes in our neighborhood have been bought and sold recently and there have been no issues with collecting unpaid dues and estoppel fees. The resolution that was passed at the last board meeting has allowed SAE to charge a legal estoppel fee which has resulted in additional funds in the HOA treasury.

4. It was suggested as a solution to the problem of weeds and grass growing through the sidewalks, to have a volunteer group go through the neighborhood and spray the weeds/grass on the sidewalks. The spray solution could be purchased by the HOA. Another suggestion was to use a non-toxic solution of vinegar, salt, and detergent. The rust color on many of our sidewalks was also, addressed. Another suggested solution was to use a product (like Rust Out) that gets rid of the discoloration along with power washing. Further discussion needed.

5. An open board seat was created due to the passing on June 20 of Director, Terrell Dossey. Bob Lochte volunteered to fill the seat. There were no other volunteers. Fred Lofland nominated him and another board member seconded it. The board unanimously voted in favor of Bob Lochte. He will fill the seat until the December election at which time it will be open again for election by the members.

6. A potential new homebuyer at 404 Stoneham is underage at 54 years of age. He will turn 55 in November. He is seeking approval by the board to buy the home. The board unanimously voted in favor of allowing him to purchase the home.

Committee Reports

Welcome Committee - Jean Johnson reported that she welcomed 6 new neighbors and has at least 6 more to welcome very soon.

Social Committee – Michelle Snell reported that the upcoming events are the Community Yard Sale and the Pot Luck, both happening in October. She brought up the idea of a survey to find out other activities our neighbors would like to happen in SAE, such as game nights or movie groups. She will put the survey together and post on the website. Also, she has an idea for a possible neighborhood directory.

ARC-Chuck Fleming handed out and discussed a written report of ARC activities from June 11, 2018 – August 12, 2018. The report will be posted on the website.

Website- Joanne reported that she has posted more pets and recipes on the website and is always looking for more. She created a new button on the home page called News To Use which will show many current events and ideas pertinent to our neighborhood. She also, created another photo slideshow after receiving more pics from some neighbors. She reported that the renewal date for the website is coming up in October and presented the different cost breakdowns for re-signing for 1, 2, or 3 years at a time. The savings becomes greater with longer commitment. The board unanimously voted in favor for renewing the website for 3 years. One year would be \$90.86 and 3 years is \$79.96 per year.

Bylaw- Gloria Clarkin reported that the bylaw committee will meet again in September. She will Email the date when it is scheduled. She requested that if any members have ideas for changes to the bylaws and/or C&R to get them to her ahead of the meeting so they can be discussed. There will be an informational Q&A meeting scheduled for the members, prior to having them added to the ballot for vote by the members at the election in December.

Member Discussion

An attendee voiced his concern about having to remove his enclosure upon sale of his home which surrounds and hides his air conditioner and trash containers because it is made of fencing material that he thinks is not in compliance with the C&R amendment that states fences must be open wrought iron look. He was assured that an "enclosure" around items to be hid and fencing around the perimeter of a yard are not the same thing. The bylaw committee will work on adding further description to the C&R to make this distinction more evident.

He also stated that while he does not want a shed on his property, other neighbors have told him that they would like one and think it is not fair that the perimeter lots can have sheds while the interior lots cannot. It was clarified that the interior lots can have a shed, upon approval by the ARC, if it is connected to their property. This is a C&R amendment that was voted in by the membership more than 2 years ago.

An attendee reported that the pathway to the golf course between 2 houses on Brockfield is in horrible condition. It could be considered a safety issue. He wanted to know if we have any recourse to get it fixed. As it is most likely the responsibility of the golf course owners to repair, it was suggested that it be brought up to them or file a report with the county.

An attendee reported that the noise level on hwy 301 is exceptionally high and wanted to know who owns the barrier wall and can it be made higher? It was suggested that barrier plants or trees can be planted that will grow taller than the wall.

Adjournment 7:25 pm by Denise Gill.

Minutes submitted by Secretary Joanne Kerr on 8/16/2018.