

March 2017

HOA Meeting

Attendance: Brian Jablon, Randy Ronzetti, Ben Roberts, Ricky Smith, George Evans, Tim Bowerman, Stacy Smith, Drew Linear, Suzi Patterson, Lauren Wilusz, Tom Scott, Carrie Scott

Meeting Called to Order: 7:33 p.m.

A. Presidents Report:

- a. Mailings have gone out about HOA dues going up in price. April 8th will be the deadline for paying early bird dues
- b. Currently have nine people running for HOA positions. Deadline for nominations is April 14th
- c. April 24th will be the April meeting and election
- d. Street Light decorations is the process of looking at options of getting banners for the community and seasonal designs

B. Treasurer's Report

- a. Reviewed. All corrections have been made
- b. all in place for Fishing Rodeo and Easter Egg Hunt
- c. A transfer document has been made for the new treasurer taking over the treasurer position
- d. Money not spend will filter into the Reserve account

C. Committee Chair Report

a. Architecture Committee:

1. Final warning to house on Jumpers for the fence repair

b. Chatter:

1. Final Print Chatter has gone out
2. Next Chatter will be online and have all pool information ready

c. Common Area and Safety:

1. Trees down in the Common Area from the storm. Most taken care of but need to complete more work on the tree.

2. On the sledding hill three trees have come down. One tree is too big to remove on our own and need to get a service to remove it. Tree was uprooted and suspended. Too dangerous to move.

3. Pond was not affected by the storm at all

4. Will bid out to three agencies and go with cheapest price

5. Entry signs and pool beds. Looking for reasonable quotes for seasonable flowers at the entrance. Looking to possibly just to gut the beds and then allow beautification committee to begin the process of gardening.

6. Less activity taking place down at the Common Area. Believed that word is out we have cameras.

7. Under surveillance signs to be order to be placed in the Common Grounds to alert patrons and those who are not supposed to be there

8. Move the gates over to the handicap spots in order to block the blind spot area

9. Noted that a large amount of foot traffic coming through and utilizing the Common Areas

d. Golf Outing:

1. Nothing New to Report

2. Looking to a possible Summer Event like a Casino Night

e. Pool Committee

1. Nothing New To Report

f. Reserve:

1. Nothing New to Report

g. Social Committee

1. Fishing Rodeo, Easter Egg Hunt, and Cinco De Mayo are all coming up

h. Swim Team

1. Nothing New To Report

i. Website Committee

1. Nothing New to Report

D. Ad Hoc Committee: Sabrina Park Phase

- a. AmeriStar offered to fix the drainage back to original standing if we dropped the appeal
 - 1. The offer was declined due to the fact that they are still out of compliance with zoning.
 - 2. Storm Water expert has stated that fixing the drainage to the original standing is not going to fix the problem and will only be a temporary fix and will require further repairs
- b. Brian Jablon will now be the attorney representing the Community
 - 1. Currently in the appeal process
 - 2. The Board moved forward with the motion of making an official counter-offer to stay within R-5 zoning regulations and to offer a bond to keep up with repairs beyond the original design. The vote was unanimously.

E. Ad Hoc Committee: Covenants and Revisions

- a. Concern about slow moving about the covenants and reviewing them with Board
- b. Need to get clarification and approval from the lawyer to move forward with the documents

F. GSPC:

- a. Nothing new to report

G. New Business:

- 1. Concern about new trees that don't have berries that will fall on the cars and ruin
- 2. County will not come out and repair trees on the street line

H. Old Business:

- 1. Nothing New to Report

Adjournment: 9:01 p.m.

Next Meeting will be held on April 24, 2017

