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Saunders Creek HOA Annual Meeting Minutes - 2018

Meeting held on June 28, 2018 at 6:30pm

**Attendees**: Dhillon, Dublin, Gage, Hartman Laryea, Miller, Mitchell, Nelson, Scontrino-Ericisson, Shepard, Vecchio.

**Board members**: Burks, Dublin, Johnson, Pocek, Vecchio-Wagner

* **Call to order**: 6:40
* **Introductions**: Board members & HOA members.
* **Financials/budget**: Handouts (3) - Saunders Creek HOA Income Statement; Expense Budget 2017; Expense Budget 2018.

Other financial topics reviewed: Randolph to date, paid $6,160; potential reduction of 2019 HOA dues (will be followed up with a separate email).

* **Rencher house update**: Waiting on call back from Altisource.

* **Phase II**: Multiple changes with plans per builder/EPA…at this point there are no plans to start the construction of the homes in Phase II.
* **Retention pond**: We do not own the pond/area – need at least 48 homes to claim 75% ownership. The board will discuss maintenance of pond going forward.
* **Electrical issue at entrance**: This has been classified a large job, we reviewed bids for several electricians and decided to go with CIANCI Electric. The work should be underway any day now.
* **Speeding signs**: Five signs have been posted reminding drivers to slow down as speeding has been a concern of many home owners. Please refer to the doc titled “Speeding” for details.
* **Block Party**: The 2018 Block party will be held on Sunday August 5, 2018, the time is still to be determined. If you are interested in lending a hand, please contact Debbie Pocek.
* **MIsc:**
* Reminded homeowners that 2018 annual dues are past due.
* HOAboard retained law firm; Kaman & Cusimano, LLC
* **Q & A**:
* The repair of the stop sign as you come into the development was brought up. The city came out to repair, but did so while the ground was still soft, therefore it still leans. The board will follow up with the city to have them come back out.
* The Stearns email was brought up and requested to be addressed;

1. Meeting held late due to conflicting schedules with board members, meeting were never held in Jan or Feb, the annual meetings of recent years have been in April or May.
2. Board members approve spending, NOT the Home owners.
3. 2017 expense/income statements were reviewed at 2017 annual meeting and sent with minutes, we will continue this practice.
4. Going forward, we will send (mail or email) the proposed budget 30 days prior.
5. a & b See section above: **Electrical issue at entrance** c) Reggie is NOT a board member.

3. Board nominations will be sent out, the term is 2 years.

4. Mailboxes are home owners responsibilities, mailboxes needs to be in uniform (don’t have to be identical) with current. For example, a brown or black mailbox would not work. HOA dues spending, see expense budget.

5. Paying for website service – it’s in the budget doc. Board members are responsible for updates.