

DEER RUN HOA 7A – Board Meeting

Tuesday, December 12, 2017

Board Members / Committee Chairs present: Katie Neylon, Cynthia Geenwald and Betty Spangler

Guests Present: Tricia McElroy, Adam Fatka and Marsha Diebler

Meeting was called to order by Katie Neylon at 7:30 p.m.

Minutes of the November 14th meeting were approved as written.

Treasurer's Report:

- Betty Spangler, Treasurer, reported: Beginning Balance for November, 2017 was \$15,013.51. There were no deposits. Expenses for November totaled \$824.31 with 3 unusual expenses: irrigation system maintenance/repair and Tim Bunyon electrician repair totaling \$188.00; awards for the lighting contest and the 2 gift baskets totaling \$246.96. Ending Balance for November, 2017 was \$14,189.20 with all bills paid.
- Betty reported that to date, 40 assessments have been paid with 123 still unpaid.

Old Business:

- POA will be sending The Terraces an invoice in the amount of \$8,720.50 for 2018. The 2017 assessment was for \$8150.00, making the expected 2018 invoice a 7% increase. POA has a very tight budget, but the future costs will begin to taper off. The County might help with the cleanup of the lakes/ponds. The Terraces' pond will be a challenge to the POA in that dredging will be necessary, requiring usage of heavy equipment. Of all the ponds in Deer Run, our pond will be the hardest to clean up.
- Tricia McElroy and Cynthia Greenwald are volunteer judges for the Christmas lights contest. Since Margaret has resigned from the Board, Margaret will need to be contacted to verify that she will still be involved as a judge. If not, Betty has volunteered her services. Cynthia will check with Margaret.
- Margaret has already purchased gift baskets and had them delivered along with thank you notes created for the fire department and Sheriff's office.
- The problem with the unkempt property at 1284 Bridlebrook has been resolved.
- We are still looking for a President. Katie Neylon said that she would be willing to be President of the Board. She needed an explanation on exactly what the duties are for the position. She was instructed to check out the By-Laws that give the full description. She will mull this over and advise by our next meeting. It might be easier to fill the spot of Vice-President if the President's position is covered. It was explained that as President, she would need to provide Mike Howell with the President's message 4 times a year for the newsletter. Regarding complaints found on the website, Debbie Mills will continue to have her finger on the pot as she diligently checks out complaints, etc., and forwards them to Violations or Betty (if involving finance).
- The Office Supplies annual budget is \$100.00. Our year-end usage shows \$72.15 already having been spent. For December we will still need to purchase labels and have the newsletters printed and we will definitely go over the annual budget projected amount.

New Business:

- We have 2 new volunteers, Mike and Christian Howell of 436 Copperstone. Mike has taken on the responsibility of being Chair of the newsletter produced 4 times a year. He will arrange for the newsletter to be printed and he and his wife will be the ones delivering the newsletter. He is already in the printing stage of our December newsletter. Christian, his wife, has taken on the Chair of Hospitality. We will check to see if she is interested to take on the Awards as well since Margaret Chryplewicz has resigned from the Board (she will be moving and renting out her house).
- There are 2 other volunteers who have stepped forward: Lorraine Watts at 1456 Bridlebrook and Celia Linton at 320 Copperstone. Neither wish to get deeply involved.
- The Annual meeting will be on Tuesday, January 9th. Cynthia will advertise this information on both Facebook and NextDoor. **Board approved spending up to \$50 on pizza, water, soda and paper/plastic products.** Marcia Diebler will make cookies; Betty will make brownies; Cynthia will make a dip with chips; Katie will bring something (unknown at this time); Tricia will make turkey pinwheels. Betty will order the pizzas (cheese with pepperoni and plain cheese).

Awards Committee: No new awards at this time of year.

Violations Committee: Violation created for 1271 Bridlebrook Dr. on 11/17/17 for yard and driveway to be cleaned up. There was no need for Margaret to follow up on 1284 Bridlebrook as they complied and the lawn is in good order.

Architecture Committee: No new architectural requests. Betty brought in the paperwork from October that Fabiola Beron had requested for a change in paint color at 1304 Bridlebrook Dr.

Hospitality Committee: No hospitality packets.

Other Business: Katie will create a flyer advertising the annual meeting. When completed, she will send the file to Betty for printing purposes. Katie will have this done by Sunday, December 17. Betty will have printed and will arrange for Mike to insert into the newsletter for distribution.

Meeting was adjourned at 8:05 p.m.

Next meeting scheduled for Tuesday, January 9, 2018

Respectfully submitted,

Cynthia Greenwald, Secretary