

Silver Cup Estates HOA Board of Directors Meeting March 4th, 2009

CALL TO ORDER:

At 7:10 PM hours the meeting was called to order. The board members present were:

Andy Acres	- President
Carl Buss	- Vice President
Michelle Heflin	- Treasurer
Rich Holland	- Secretary
Pete Cloutier	- Member at Large

There were 13 homeowners from SCEHOA present (including board members) for this meeting representing Lots 1, 3, 4, 5, 8, 13, 25, 27, 29, 32, 47, 54 , and 55.

Minutes from Previous Meeting:

Minutes from December 11th, 2008, BoD Meeting were read and approved as is.

Election of Board Officers:

It was motioned, seconded and unanimously approved by the Board that each Board Officer remains in their current respective positions.

Financial Report:

1. The new budget reflects the approved increase in dues.
2. There are 7 homeowners that are past due in paying the annual HOA dues. The status of the vacant Lot # 9 is still uncertain. It is believed to be in foreclosure. The board and HOA members discussed possibly taking some action against the current owners in attempt to get them to pay the dues. Unfortunately, if it is in foreclosure, it will be a moot issue as the Association would not get any monies recouped.
3. Andy Acres reported that Connors' Landscaping won the contract for grounds maintenance. The Board added an option to the original contract allowing funding to mulch all areas as needed except for the hill. That area was omitted as the trees are now too big to mulch without possibly causing a poor root system which could ultimately cause problems later on.
4. The President of the Board went over the entire budget will all homeowners present explaining each item and answering all questions asked by the homeowners present.

Architectural Control Committee (Eric Treworgy, Carl Liebel & Marie Finelli):

The President of the Board appointed Eric as the Architectural Control Committee Chair. Eric reported no activity with the ACC since the last meeting.

Neighborhood Watch Committee (Chair - Richard Finelli):

Mr. Finelli's term as Neighborhood Watch Chairperson expired this month. As he was not at the meeting, the Vice-President will contact him to find his intentions on remaining on the committee. Carl will report back at the next board meeting.

By-Pass Committee (Chair Dalie Cabrera):

Ms. Cabrera was not present to give a report. Andy reported that we continue to be teamed up with Olde Gold Cup in our efforts to get the By-Pass out of the County's plans for good. Our association members Mr. and Mrs. Campbell as well as Mr. and Mrs. Treworgy are very active participants in this endeavor also.

Beautification Committee (Chair Chris Boswell):

Mr. Boswell was not present to give a report.

Old Business:

Silver Cup Estates Sign Damage: The stones have yet to be replaced at the Entranceway Sign. There are a few missing stones that have to be replaced. The board approved the funds to get the sign repaired at previous BoD meeting but Andy is still trying to find the stones.

Silver Cup Estates Sign Illumination: The BoD passed a motion to make funds available to illuminate the entranceway sign. Andy has placed LED Solar Powered lights at the entranceway sign. They have not been installed in concrete yet due to the weather. Homeowners agreed that the illumination looked good.

Silver Cup Estates Covenant Changes: Article 11, Section D (a) is hereby deleted and the following is substituted therefore: every such charge so made shall be paid by the member to the Association as follows: either by paying the entire yearly assessment by January 31st of that year, or by paying 50% of the yearly assessment by January 31st of that year, and the remaining 50% by July 31st of that year, for the ensuing year. The Board of Directors of the Association shall fix the amount of the annual charge per lot by the first day of December of each year, and written notice of the charge so fixed shall be sent to each member. Annual increases shall not exceed five percent (5%) per year without the approval of two-thirds (2/3) of the members of the Silver Cup Estates Homeowners' Association.

As of the meeting, A.R.M.I was still tallying votes.

New Business:

1. Andy reported that the Town of Warrenton is planning to paint lines on the road at Timber Fence and Bear Wallow. Andy reported he is trying to get them to install reflectors at the intersection also to help distinguish the intersection.
2. A homeowner asked that Andy also see if they could patch that road area by the entranceway also as it is in need of repair.
3. Andy informed the homeowners that the board will be sending out an amendment to the By-Laws to change the requirement for a Financial Audit to be conducted yearly to once every three years.
4. Andy informed the homeowners that the community roads had been turned over to the county for maintenance. The first county "committee" did approve the road change over; now it sits with the "final committee" and they are expected to approve the change next month. It is understood that SYG will put up a bond to cover any repairs the county deems necessary. If the request is approved SYG will no longer be responsible for plowing in the winter and the county will take over for maintenance and snow removal.
5. Andy asked that as spring approaches, each homeowner should look particularly at their mailboxes and if they need repair and painting to be diligent in keeping them up.

HEAR FROM VISITORS:

No visitor comments given other than those indicated above.

There being no more business, the president adjourned the meeting at 7:55 P. M.