

# Southpointe Square H. O. A. Bord Meeting

## Summary of Meeting Minutes

Monday, January 11, 2021

The meeting was called to order by President Eric Linsenmeyer at 6:32 PM. Roll Call:

Present - Ed Andrews, Ken Wonsowski, Darrick Whitaker, and Josh Walker. No association members were present.

**President's Report** - Eric discussed two complaints he had received that dealt with dogs. A noisy dog and one where two large dogs were running lose in their owners' front yard and others were fearful when walking on the sidewalk by that home while the dogs were lose. He stated he will talk with the owner of the two large dogs about fencing in their back yard or keeping them on a lease. The barking dog complaint may be turned over to the county animal control officer. He also talked about an issue with a RV trailer owner who was warned to remove the trailer. He will talk again with this owner to give him 48 hours to have it removed.

**Treasurer's Report**- Ken stated the current account balance is twelve thousand three hundred twenty-three dollars and forty-five cents (\$12,323.45). All invoices have been paid to date. He also reviewed the 2020 dues status; the paid percentage is at 99%. Only two owners have not paid their 2020 dues. He pointed out again that our lawn care expenses are still the largest percentage of our budget and called to have one cal-du-sac island stoned to start with. The board agreed to request three bids for the half island location on Southpointe Parkway this spring.

**Secretary's Report**- Darrick reported we have seven (7) liens on file with the county register of deeds for non-payment of dues. Three of them are in the process with the county court for foreclosure. The board also discussed a request to increase the streetlighting in the subdivision.

Darrick had contacted a representative of Consumers Power to find out about possible costs, the monthly cost per light would be \$ 7.89 per light with a one- time expense of \$ 155.00 per pole. After some discussion, the board decided to table this request until checking with the Township clerk and our attorney on how this would affect everyone's taxes.

**Old Business**- The board was brought up to date on the flooding issue on Cricket Lane, our attorney has drafted a letter to the new home's owner offering a solution to stop any repeat of flooding. The letter gives him 30 days to reply as accepting our solution or not. The letter sent to an association member who was housing poultry (nuisance complaint) gives them two more days to remove the chickens and coop or face daily fines until they are removed. After discussion the board decided that they will contact the owner of a RV trailer stored in his side yard and who received a warning letter to remove it and give him 48 hours to remove it before

a lien is placed. The board also discussed the issue of adding additional stop signs at intersections with Southpointe Parkway. As it is now one can travel Southpointe Parkway and not be required to stop, this allowing persons to speed. The board will send a representative (s) to the next monthly Monroe County Road Commission board meeting to request a three way stop at least three intersections along Southpointe Parkway to help control the many speeding issue complaints the board receives. The board also visited the issue of four (4) lots not completing their sidewalks as requested this year. The board will notify these owners this spring and give them 60 days to comply. At the 2019 annual meeting the association members voted to have all sidewalks completed.

**New Business-** The board held a lengthy conference call with a property owner on Oak Knoll Lane who has a lien placed on his property for no due's payment, late fees, and attorney fees. The board also contacted our attorney about issues of removing the lien by the property owner himself. After much discussion the board decided to offer to remove the lien only after he has paid his lien expenses. A board representative will contact him and explain the fees and see if he accepts our offer.

The meeting was adjourned at 8:47 PM.