

# **Southpointe Square H. O. A. Board Meeting**

## **Summary of Meeting Minutes**

**Wednesday, December 1, 2020**

The meeting was called to order by Vice President Ed Andrews at 6:32 PM. Roll Call: Present- Ken Wonsowski, Darrick Whitaker, Josh Walker, and Eric Linsenmeyer. No associations members were present.

**President's Report** - Ed reported he has received complaints about residents throwing trash at both entrances. Ed welcomed new board member Eric Linsenmeyer to the board. Because of the covid 19 virus issues the Santa Claus visit though out the subdivision will not take place this year.

**Treasurer's Report** - Ken stated that all bills have been paid and we have an account balance of thirteen thousand four hundred thirty-three dollars and forty-nine cents (\$ 13,433.49). Ken also reviewed the handout on delinquent members dues payments, showing only six (6) for the year 2020. Ken said he had not received any responses on second notice of being late in paying dues. A brief discussion was held on expenses to bring Eric up to date.

**Secretary's Report** - Darrick reported that there are currently seven (7) liens on file with the county register of deeds office. One member is currently doing a monthly payment plan to get the lien paid up then removed. Darrick also stated that the association's attorney has file for foreclosure on three (3) properties and will file on two more this month who have multiple years in the rears.

**Old Business** - The board reviewed the flooding issue at 15440 and 15428 Cricket Lane. The two new homes constructed, 5302 and 5308 Drumons Court have a much higher yard elevations which have drained on to the Cricket properties and caused heavily flooded their back yards. The two new homes on Drumons also have sump pump drain piping run across our property line into our retention pond. The board will have our attorney send a letter to the builder of these homes a letter explaining the issue and stating he has our permission to install a drainage ditch form them into our retention pond to stop the flooding during heavily rains. Darrick will work with our attorney on this. The board also discussed the modifications of putting stone in the ca-de-sac islands, Ed will work on getting three bids on the whole islands and the half island on Southpointe. If costs are reasonable some work could be done in 2021 to help reduce grounds maintenance costs. These costs are almost fifty per cent (50%) of our expense budget.

**New Business** - The board discussed the request of some members to install security cameras at each entrance. After reviewing it was agreed that while the camera system was not that expensive other concerns of who is responsible and who maintains it, that a system was not feasible at this time. The board also discussed going to the county road commission to request that several intersections on Southpointe Parkway become **three way stops**. The entire length of Southpointe Parkway has no stop signs and becomes a speedway between curves. The board will send representatives next January (2021) to the commission meeting. The board also considered a request for more street lighting, Darrick

will contact the township Clerk to add additional lighting because we already have a lighting district on file for the subdivision. After a short review it was decided not to try any Zoom meetings for the board meeting. Per the master deed restrictions, the board held officer elections, all current officers agreed to stay in their current positions and Eric accepted the position of board President. There are some issues with the bylaws and each board member will review the bylaws over the next few months and at the next board meeting will comment on their review with possible changes to the bylaws.

The meeting was adjourned at 8:04 PM.