

Spruce Hollow Association

2018 Annual Meeting Minutes

Facilitator: Shandar Hoagland, DSI Real Estate Group

Meeting Date: March 26th, 2018 5:30 pm

Location: District 12 Fire Station

Meeting Called by: Spruce Hollow HOA

Type of Meeting: Annual Association Meeting

Note Taker & Time Keeper: Shandar Hoagland

Attendees: Please see Sign in sheet

Agenda Item:

A. Roll Call:

- Obtained via sign-in sheet
- Everyone in attendance introduced themselves

B. Proof of Notice of Meeting:

- Copy of notice presented that was sent via USPS to all addresses in HOA

C. Old Business:

- Reading of minutes from last year's meeting. There were no questions or concerns so the minutes were approved.

D. Officers Reports:

- Delinquent Association Dues
 - 13 homes delinquent at this time. We will send out lien letters in May, this will typically result in collection of all but one or two past due accounts.

E. Committee Reports;

- None at this time

F. New Business:

-It was brought to our attention that several homeowner's that are located next to an out-lot or pond have been mowing and treating the grass in the out-lots.

We ask that you please DO NOT do this, we have our mowing team handle these areas and would like to have consistency throughout. It is also important to keep a buffer next to the ponds.

-We are working to add gravel to the paths this year; we are acquiring bids right now.

-It was brought up that there are several homes that need their mailboxes repaired and or painted. Please note that this is a homeowner expense and not something the HOA would do. So please be sure that your mailbox/post in in compliance with the neighborhood regulations.

- **BUDGET**

Q. Can we increase the HOA's donation to the pig roast this year to \$650 to cover more costs?

A: The consensus of everyone in attendance was yes, that is a great idea.

We had a shortfall of \$2,967.33 after all expenses were paid in 2017.

Most of our budgeted items came in over the amount we budgeted for.

Mowing-we had to mow 24 times in 2017 and we typically plan for 22.

Landscape Maintenance-came in close to what was budgeted at \$2861.36

Maintenance-this category was over by about \$2,200. This was due to the "perfect growing" season. Our maintenance team was out regularly weeding and cleaning up the beds.

We decided not to increase dues for 2018 in the hopes that the growing season won't be similar to 2017.

G. Adjournment. There were no more questions and the meeting was adjourned at 6:04.