**Date: August 13, 2018**

**Location:** Lewes Library 6:00 – 8:00pm Small Conference Room

Prior to meeting starting, resident Michael Meibaum addressed the Board to discuss violation issues with his property.

**Meeting called to order at 6:20PM**

**Attendees:** Kathy Davison, Jay Abel, Joanne Kempton, Lorie Seaman, Shellie DiLauro, Nick Pieria, John Luzzi, Maryann Jachym, and Rusty Rodgers

No Sandy Brae residents were in attendance.

Approval of the July 9, 2018 meeting minutes: motion to approve by Shellie DiLauro and seconded by Joanne Kempton; all in favor.

**Treasurer Report: Joanne Kempton**

* Financials: Reported and distributed for July 31, 2018
* Currently 9 residents are outstanding for their HOA fees and fines. Most of these will now have liens, or will have within the next 30 days, and one is being taken to court. Kathy to contact the attorney on the status of the court claim.
* 4 homeowners are late with 2018 HOA dues.
* In the treasurers’ report going forward, attorney bills will be broken out by category, homeowner, issue, etc., to be transparent as to what the money is being spent on.
* Joanne will reach out to current common area lawn mowing company to get a bid for 2019.
* Currently seeking 2018-2019 contracts for snow removal. Kathy to call Scott & Sons, to see if their contract with us covers all of 2018 or if we need to get a new bid. Will attempt to get 3 bids for 2019.
* Motion to approve current financials by Kathy Davison, seconded by Shellie DiLauro; all in favor.

**Old Business:**

* Pet Signs project has been placed on hold till Fall 2018.
* All eight letters that were sent in regards to lawn debris are in compliance. However, 1 resident soon after complying has fallen back and is now receiving a second letter.
* Planning & Zoning for the Elm Lane issue is still pending. Kathy to call and ask for a meeting on site.
* A DelDot Meeting is set to take place next week with SBHOA Board to discuss the outcome of their survey for potential speed bumps or speed shelves.
* Home on Postal Lane managing a business out of their residence has been shut down effective October 1, 2018. Home will be a rental property
* Fence on Maple Drive should be completed in the next two weeks. Estimated cost $250, which includes grinding stumps from removed trees and shrubs.

**New Business:**

* Bag-wormed trees were treated; however it was later learned that these trees might not be part of SBHOA responsibility as this was part of the property we lost with the creation of the new intersection in 2017. Kathy is having DelDot re-survey the corner and confirm with the Board how much we are responsible for back there.
* The summer newsletter was mailed to all those who do not have Internet access or email. 11 emails were returned, and we are looking into how to identify these residents to assure they are getting proper communications.
* Start thinking of new articles for the Fall newsletter. Residents and Board members are encouraged to submit.
* Maryann asks that Kathy contact the owners of a home on Juniper, as it appears vacant.

**Website:**

* No issues. All categories are up to date.

**Architectural Review Committee Report:**

* 5 ARB’s turned in for roof approvals: 3 roofs, 1 pool, and 1 fence

**Violations:**

* 11 letters sent out; various issues including overall condition, lack of rental forms, vehicles in front of residence, junk on side of home, trailer removals, and construction equipment in front yard.

**Executive Session was called at 7:00pm**

**Meeting Adjourned 7:55pm**