

SANDY BRAE HOMEOWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING

February 10, 2020 6-8pm Lewes Library

Minutes

Call meeting to order at 6:05pm

Attending: Jay Abel, Kathy Davison, Joanne Kempton, Nick Pereira, Rusty Rodgers, Lorie Seaman, and Maryann Jachym. Absent: John Luzzi

6 residents were in attendance

Motion to approve January 2020 minutes by Rusty and seconded by Joanne. All approved

President Remarks: Procedural request from the Secretary was read into the minutes (see attachment). A special thank you to the resident that sent pizza to the meeting – great treat and much appreciated!

Treasurer Report:

- January financials presented motion to approve by Jay Abel seconded by Nick Piera all approved
- Update on unpaid 2020 dues. 17 residents not paid letters with fine invoice mailed
- Joanne Kempton gave an update on status on fines paid, lien placements, and status on next set of liens and wage garnishments.

Old Business:

- Maple Drive home construction issue. DeIDot has posted violations and HOA has sent letter with continued violations. To date, owner is unresponsive.
- Update on Postal Lane property. Property has active contract and a proposed Clayton Home to be built on site. Conditional approval has been given.
- Election Ballot mailing. Director Lorie Seaman presented proposed ballot and bio sheet layout for mailing.
- Election Committee. Vice President, Jay Abel has 3 residents willing to participate and is looking for one more. Objective is to try and get representation from all three areas of the community.
- Community drive arounds will continue every other week.

New Business:

- 2020 Board Meetings to be held at the Lewes Library thru December. Annual meeting will be at MCC Church on Plantation Road, June 13, 10am -noon.

- Website update. Kathy Davison with Techno Goober who created and hosts our site. In an effort to enhance the site, the gallery of home photos will rotate on the home page to create motion, the map on the homepage will be replaced by three colorful direct link boxes. Overall, the site is not visited much and the average stay is under five minutes, but that is not usual for an HOA site. People go in for what they want/need then leave.
- Database (resident and renter) update. By the end of the week, the updated databases will be mailed to all Bard members. Lots of changes and updates.
- Welcome kits mailed to new residents and renters will continue in 2020.
- Plantations East resident issue with Mulberry Lane common area. Representative from Seascapes Property Management responded that the resident has been contacted, the HOA President, and the attorney. He has been on vacation but promised to reach out to us by the end of the week with an update.
- Discussion on Covenant #12. There have been calls about election signs and the posting of election signs. Covenant #12 does not directly address this. Political signs can only be placed on your personal property 90 days prior to any election and up to 30 days after, per Sussex County Code. Any political sign placed on HOA common areas outside of these times will be removed.

Violations:

7 residents continue to have unresolved violations and fines continue

3 calls reference landscaping trailers parked in the driveway

AR Forms:

34107 Beech – dumpster on site

34271 Beech – dumpster on site

Six residents ask questions and made comments in reference to the AR form and what needs approval and what doesn't; responding to emails, what information is required about getting a fence, and situations involving issues on the streets in the community. One resident spoke about getting a shed approved so Jay Abel and Kathy Davison will visit the proposed site tomorrow morning in an effort to see the challenges on the site and expedite the request.

EXECUTIVE SESSION 7PM

ADJOURNED 7:55pm