



SANDY BRAE HOMEOWNERS' ASSOCIATION

BOARD OF DIRECTORS MEETING

December 11, 2023 5:30-9pm ZOOM

AGENDA

Call the meeting to order

Attendees:

Approval of the November 2023 Board meeting minutes

President Remarks:

- Introduction of HOA attorney, Robert Valihura of Morton, Valihura & Zerbato
- Discussion on Board responsibilities starting in 2024
- Discussion on any candidate applications for the Board

Treasurer Report:

- Present November Financials
- Update on any 2023 remaining unpaid dues and unpaid violations
- Update on 2024 dues payments received
- Update on 2024 rental form received
- Any updates from the attorney

Old Business:

- Status on installing additional flashing lights for stop signs - Lisa
- Update on location for 2024 Annual Meeting- Troop 7 Barracks has confirmed that June 8 is booked for Sandy Brae HOA Annual Meeting. We have the room from 9am-1pm. There is no charge.
- Update on the widening of Postal Lane DelDot project

New Business:

- Discussion on adding one category to the General Rules
- Replacement for Locust Lane fence
- Discussion on 2024 election committee and chair
- Social Committee – Santa will be in the community on Dec 11th courtesy Lewes Fire Department

Violations: 3 ongoing violations remain- fines continue and no communication/response from those homeowners continues; email of concern sent concerning roofing project

AR Forms:

- 34150 Juniper – dumpster for interior renovations and black topping driveway
- 34324 Edgewood – replace roof, gutters, downspouts and install leaf guard; replace all siding and front columns; replace all railings; replace al outside house lighting; replace front door and patio door
- 18383 Locust – remove and replace with same kind of concrete front steps

Resident comments: 3 calls of concern over roofing project on Maple Lane; 5 calls of concern over possible AirBNB activity over Thanksgiving weekend; 15 complimentary emails about Fall newsletter; email looking for where to find our financial information; 3 calls about same barking dog after 10pm

Adjourned: