

# **Sauk Point Estates Homeowners Association Board Meeting Minutes**

**Tuesday, July 26, 2022, 3:00 PM via Zoom**

**Call to Order** – By Dan Rosati at 3:00 pm

**Attendees:** Dan Rosati, President; Jack Hemb, Vice President; Lacey Smith, Treasurer; Kathy Speck, Secretary; Susan Jankovich, Secretary Elect

**Meeting Minutes** – Minutes from the June 21, 2022 board meeting were approved by all present.

**Treasurer's Report** – Lacey Smith reported one homeowner is still delinquent on the annual association fee. After recent discussion with the homeowner, arrangements were made for future payment by the homeowners once they sell their home later this year. Dan Rosati moved and Jack Hemb seconded that the Treasurer's Report be approved. Treasurer's Report was unanimously approved.

## **Old Business**

**Attorney Report re: HOA ByLaws** – Dan Rosati indicated that he hadn't heard back from the attorney yet regarding making changes to the ByLaws. Dan will follow up and report back on the status. Kathy Speck wondered what authority the HOA Board had regarding addressing various issues (i.e., if non-compliance, what recourse does the Board have?). Dan Rosati will discuss this with the HOA Attorney.

**New Board Position:** Kathy Speck proposed that, as the Landscape Committee Chair, this position should be designated in the ByLaws as a voting member of the Board, given the large portion of the HOA budget devoted to landscaping. Following discussion, the Board agreed to this proposal.

**New Board Secretary:** Susan Jankovich agreed to serve as the new Board Secretary. We thank Kathy Speck for her recent service as Board Secretary.

## **Committee Reports**

- **Architecture Review Committee** – No report
- **Landscape Committee** – Kathy Speck is in the process of getting bids from landscaping companies regarding removal of downed tree in Outlot 8. There is another damaged tree on Summerfield Road near the Sauk Point Estates sign. Kathy Speck will also ask for quotes on removing those trees.

Kathy indicated that 20 new oak trees have been planted by neighborhood volunteers in Outlots 3, 6, 7 and 8. The trees will be watered weekly by neighborhood volunteers.

Kathy contacted Messner Landscaping for weed removal of invasive weeds by Goth Road. These should have been previously sprayed as part of the monthly weed spraying designated in the contract. The weeds were subsequently removed.

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- **Landscape Committee (cont'd)**

Kathy Speck mentioned that the Landscape Committee will be planning and purchasing Fall Décor for the Sauk Point Estates entrance signs.

A homeowner asked Kathy if he could purchase/plant a number of chestnut trees in Outlot 8 (behind his home across the street from the corner of Magellan and Summerfield) next Spring. Following discussion, the Board agreed that the homeowner should submit a proposal to the Landscape Committee for review and possible approval by the Landscape Committee and the HOA Board. Kathy will follow up with the homeowner.

## **New Business**

**Properties for Sale** – none

**Website** – Susan Jankovich indicated that some links on the Website needed to be corrected as they do not work. Also, a number of meeting minutes are incorrectly labeled. Lacey Smith will follow up and make the necessary corrections.

**Annual Meeting/Annual Dues** – Discussion ensued regarding a date for the Annual Meeting as well as notice for the Annual Dues. Per Article III (pg 5) of the ByLaws, the Annual Meeting should take place in November/December. Discussion of mid-November (before Thanksgiving) was considered. The Board will further discuss a date for the Annual Meeting at the next Board meeting. It was also discussed that the 2023 Annual Dues notice should be sent before year end (November/December) with payment to be made by February 1. This will also be discussed further at the next Board meeting and will be indicated on the Agenda for the August 16, 2022 Board Meeting.

Dan Rosati motioned to adjourn the meeting; this was seconded by Kathy; all in favor and the meeting was adjourned at 4:10 pm.

Respectfully submitted,

Susan M. Jankovich  
SPEHOA Board Secretary

**Next HOA Board meeting:** Tuesday, August 16, 2022, 3:00 – 5:00 pm