

LHC – HOA (Lighthouse Crossing – Home Owners Association)

Meeting Minutes

March 8, 2018

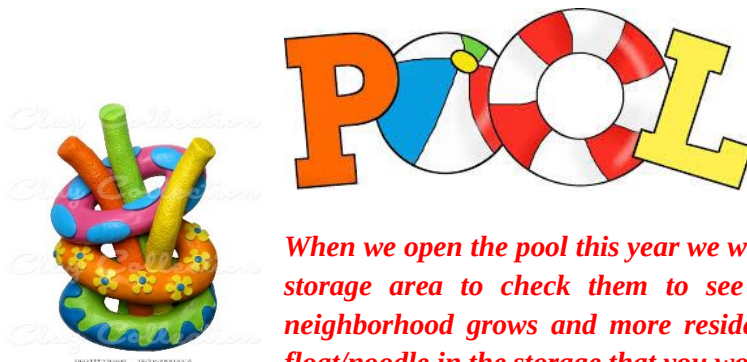
Opening: The executive session of the LHC – HOA (Lighthouse Crossing – Home Owners Association) meeting was called to order at 9:00 am on March 8, 2018 by Debbie Graves. ***There was no meeting in February due to scheduling conflicts.***

Present: Debbie Graves, Janine Hyde, Nancy Mozal, Nancy Melton, Jonathan Poole, Donna McClellan (Welcome Committee), Mary Mitchell (resident), Josh Loose (resident), Pat Sullivan (resident) and Karen Bryant.

REMINDERS:

PLEASE NOTE: When submitting an “ARC Approval for Construction or Improvement Form” please **allow two (2) weeks in obtaining your approval.** Please do not expect immediate approval as there is a process that needs to be followed. In addition, please do not schedule your contractor to begin work before approval is obtained.

PLEASE BE MINDFUL OF YOUR COMMUNITY



When we open the pool this year we would like people with floats/noodles in the storage area to check them to see if they are still usable. Also, as the neighborhood grows and more residents use the pool, please do not leave a float/noodle in the storage that you would not want to share with your neighbor.



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Items Discussed/Addressed:

1. Debbie Graves (President) brought up the following:
 - A tree had come down by pond #4 during the last nor'easter, there was no damage to any dwellings as it fell on common ground. Since it is on common ground Bob Kleinpaste (developer) would need to be contacted since this area has not been turned over to the HOA to date. The board agreed that if a resident wanted the wood and had a chainsaw they could take it, if not we would contact Bob.
 - Alan (builder) has replaced some of the flags at the entrance to the community. Rick Stewart (resident) has graciously offered to take care of the flags and any tree growth that may affect the flags. In addition, he will lower the flag to half-staff, when necessary. **THANK YOU RICK!**
 - Debbie is having Karen type up a list of items for the Jonathan (property manager) so as not to lose sight of things to be addressed by Seascope.
 - Ensure property manager has flooring in the pool area completed (slippery) before pool opens this year.
 - Debbie will be sending an email to developer on some items inclusive of:
 - a) Annual Meeting
 - b) Benches for Pond #2
 - c) Tree down by Pond #4
 - d) Phase 3 Street Lights
 - e) Stop sign at Two Ponds/Bright Ocean
 - Debbie Graves and Janine Hyde attended an HOA Seminar given by Senators Hocker and Gray, which proved to be very informative.
2. The strings in pond #1 have been fixed. If you notice strings broken, please contact the Board via email: board@lighthousecrossinghoa.com and we will notify the appropriate contractor to replace. Thank you for your attention to this matter.
3. Jonathan will set up meeting with Envirotech in early April to ensure inspection of ponds 3 & 4 before being turned over to HOA. Note: check on 3 ft. no mow zones. Debbie will check with Alan on his availability. Janine and Karen to be included in meeting with Envirotech.
4. Jonathan Poole will contact Spasato and coordinate with Debbie Graves a meeting to discuss the spring sprucing up of the common areas.

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5. Jonathan will forward pool rules to Karen. Karen will provide to Matt Noble (webmaster) to update website with pool rules. She will also provide important dates i.e. HOA dues, garage/yard sale, etc. to be posted on website.
6. Jonathan provided updated documentation on the finances, budget, HOA dues and a resident list. He reviewed said information with the board.
7. Matt Noble advised Karen Bryant the **new website for Lighthouse Crossing HOA** has had a lot of activity since inception. It is: www.lighthousecrossinghoa.com



8. Mary Mitchell (resident) has graciously offered to be our community coordinator for Social Events for the community. She can be reached at: 302-545-6876, 38667 Bright Ocean Way – mitchell688@yahoo.com **THANK YOU MARY!**
9. The next meeting is scheduled for Wednesday, April 11, 2018 at Karen Bryant's house 38663 Bright Ocean Way:
 - Executive Session at 9:00 am.
 - Open Board begins at 10:00 am. (If you wish to attend, please contact us so we can ensure we have adequate space to accommodate you.)