

Heritage Residents Association

BOARD OF DIRECTORS MEETING

June 26, 2019

6:30 PM

**NorthRoad Community Church
1120 Jungs Station Road**

BOARD REPORT

Agenda prepared by:

Angie Dietrich
Community Association Manager

Notes prepared by:

Jonathan Ewanio
HRA Secretary

Heritage Residents Association
BOARD OF DIRECTORS MEETING

Tuesday, June 25, 2019 – 6:30 P.M.

I. Call Meeting to Order and Roll Call

Present: Tom Dubis, Jim Rutherford, Jonathan Ewanio, Larry Hunter, Kevin Cornejo, Pauline Migneron, Angie Dietrich

Absent: Greg Zes, Joel Durham, Bob Ittiara, Kevin Geil, Bob Clements

II. Approval of Annual Board Meeting Minutes

a. April 28, 2019 – Pending completion by SMS

b. May 25, 2019 – Approved

III. Report

a. Financial as of 5/31/2019 (Balance Sheet)

- Operating Cash: \$159,587.29
- Total Reserve Cash: \$258,406.07
- Total Equity: \$417,993.36
- Total Liability/Equity: \$417,993.36
- Landscaping over budget due to excessive seasonal rain
 - Reserve Contributions - \$6K to Landscaping
 - Need to add in cost to street apron – clean up dead trees

b. Management

i. Strategic Planning Review – Director session to review Strategic Planning Committee’s 5-year plan

1. Working to set a date in August

2. Invite County Council John White to discuss a variety of topics

a. Erosion; Ponds/Drainage; County Regulations on home-based businesses; speed bumps/dips

ii. Newsletter – Quarterly Newsletter coming out in July

1. Additional topics included

a. Common Ground – Responsibility of HRA Board of Directors via Master Trust

b. Board of Directors – Ward Captains – Contacting the Board and Sterling Management Solutions

c. Sheds – Fences – External Structures

iii. HOA Rules

1. Digital resource transformation; Real-Estate Law partnership to reformat current trust, bi-laws, amendments etc.

2. Provide to new residents in Welcome Kit; Provide to current residents in a tiered distribution

3. Review, identify opportunity to update, residential vote on any Master Trust Amendment

c. Architectural Control

i. No new architectural requests to be reviewed; existing request addressed as necessary

ii. Ward Captains identified

1. Single Family Homes

a. Ward 1: Tom Dubis

- b. Ward 2: Jim Rutherford
- c. Ward 3: Larry Hunter
- d. Ward 4: Kevin Geil
- e. Ward 5: Jonathan Ewanio
- 2. Trails
 - a. Ward 1: Bob Ittiara
 - b. Ward 2: Kevin Cornejo
- 3. Condos
 - a. Sue Kastor
 - b. Bob Clements
- 4. Patio Homes
 - a. Pauline Migneron

IV. Grounds, Landscaping & Recreational Facilities

- a. Landscaping crew fell behind due to excessive rain; back on track late June/early July
- b. Continued pruning and removing low dead shrubs
- c. Sprinkler systems up and running

V. Maintenance

- a. No additional work orders addressed

VI. Old Business

- a. Erosion
 - i. This is a topic to be addressed at Strategic Planning Review
- b. Electric lights and lamp posts
 - i. This is a topic to be addressed at Strategic Planning Review
- c. Website
 - i. www.HeritageResidents.org – Up and running, messages forward to gmail address
 - ii. Documents and Resources being uploaded
- d. Surveillance
 - i. Follow-up required
 - ii. This is a topic to be addressed at Strategic Planning Review
- e. Speed Bumps
 - i. This is a topic to be addressed at Strategic Planning Review
- f. Bridal Trail
 - i. Continued work to identify best areas to begin, to attract residential engagement, and move forward with as many areas in a tiered structure of progress
 - ii. This is a topic to be addressed at Strategic Planning Review

VII. New Business

- a. Buy new signs for the subdivision; NNO neighborhood watch annual; pictures with Santa
- b. Light banners

VIII. **Homeowner Comments: (7:15 – 7:45p.m. – 3 minute/comment limit please)**

- a. Sheds
 - i. Review of guidelines and addressing structures that do not align with HRA Master Trust
- b. Ward Captain
 - i. Drive-By to review for any residential
 - ii. Request for Ward Captain to introduce themselves to Ward
- c. Common Ground
 - i. Resident dumping refuse and construction debris
- d. Resident with Tie Wall
 - i. Resident was informed to get the Architectural Request submitted with contactor plans and outlay
- e. 46 Bunker Hill
 - i. Maintenance on empty lot
- f. Request for update on Bridal Trail
- g. Resident requested review of common ground behind his house
 - i. Liberty Lane

IX. **Committee Reports:**

All committee reports should be submitted in writing no later than 24 hours before the Board meeting for the Board to discuss any proposals/findings during the meeting. Committee Chairpersons or members may address the Board with a verbal summary – please limit to 3 minutes per committee.

a. **Events Committee: Amy Gryder, Chair**

Contact: ajgryder@gmail.com

Katie Portilla, Kathryn.portilla@blackburn.edu

- i. Standing Agenda: 4th of July Parade w/ Firetruck– Saturday before July 4th (June 29th @ 10:30am)
- ii. The **Annual Picnic September 22nd 4-8pm** at the lot by the Commerce Bank. The HRA provides a Kona Ice truck, 2 large inflatables for the kids, a DJ, and grilled burgers and hot dogs as well as sodas and water. Residents are encouraged to bring a side or dessert to share! Tables and chairs are provided. Signs will be posted the first week of September as usual.
- iii. The **Halloween parade** will be the Saturday before Halloween (10/27) at 12pm. Have a little fun dressing up with your kids and bring your friends! Our short but fun parade begins and ends at the Heritage Marketplace. Prizes will be handed out to our most festive paraders!

b. **Landscape Committee – Sandra Ellis, Chair**

Contact: sellis@sciengineering.com

Dennis Ferguson, dennisgferguson@yahoo.com

- i. No Comment

c. **Finance & Strategic Planning Committee – Bill Ching, Chair**

Contact: billching43@gmail.com

Danny Dickerhoff, hesselq@sbcglobal.net

Jim Rutherford, jrutherford@greerandkirby.com

- i. The 5-year Strategic Plan is being considered by the Board; meeting to be set in August; Inviting County Council John White

d. **Pond Committee – Bill Ching, Chair**

Contact: Jim Bartlett, jbartlett@sbcglobal.net

Dennis Ferguson

- i. Decoy swans in the Chesapeake Pond has worked to deter ducks
- ii. Invasive leafy plant treated appears to be dying
- iii. Duckett Creek – Onus surrounding storm drains and ponds
- iv. Sewer lines are being worked on throughout neighborhood
- e. Neighborhood Watch Program – Jonathan Ewanio, Chair
 - Contact: jewanio.hra@gmail.com
 - i. Continued review of surveillance opportunities
 - ii. National Night Out – Tuesday August 6th
- f. Street Committee – Larry Hunter, Chair
 - Contact: lghunter@att.net
 - i. Fort Sumter grading
 - ii. Street repaving
 - 1. Not restoring ground connecting to curb

X. Next Meeting Tuesday, July 30th 2019 @ 6:30pm

XI. Adjournment of Meeting @ 8:00pm. Motion by Jonathan Ewanio; 2nd by Pauline Migneron