

SNUG HARBOR PROPERTY OWNERS ASSOCIATION
Minutes of December 14th, 2024 Board of Governors Monthly Meeting

1. **Call to Order:** The Board meeting was convened by Mrs. Cacace-Beshears, the President, at 9:00 AM on December 14th, 2024.
2. **Members Present:** The following board members were present: Mr. Baker, Mrs. Cacace-Beshears, Ms. Camilleri, Mrs. Ferguson, Tracy Kenyon, Ms. Orts, Mr. Taylor, and Ms. Tilghman, **comprising a quorum.** Ms. Revell was not present with an excused absence.
3. **Invocation:** Mrs. Ferguson provided the invocation.
4. **Pledge of Allegiance:** Mr. Baker led the Pledge of Allegiance.
5. **Welcome Members and Guests:** Mrs. Cacace-Beshears welcomed SHPOA members.
6. **Additions/Deletions/Approval of Agenda:** Mrs. Cacace-Beshears
7. **Board Actions:**
 - a. Motion to send letters for the following aesthetic deficiencies:
 - N63 - Grass
 - P38.P39,P40 - Junk / Debris
 - H43 -In Op / Debris in foreclosure
 - H45 - In/Op, Junk/Debris, Grass Boat parked in street
 - H47 - Window screens falling out / In-Op
 - G45 - Container in front yard, skirting, junk/debris
8. **Approval of Minutes:** The minutes for the October 12th, 2024 Board of Governors Meeting were approved.
9. **Aesthetic/Architecture Hearings:** Aesthetic/Architecture hearings have been moved to the end of all meetings.
10. **Motions made, seconded, discussed and approved/disapproved at the December 14th, 2024 BOG Monthly Meeting:** (All votes are held by the Secretary should anyone want to know who voted which way.) Unanimous votes are made by only the board members present, and the President now votes on all motions.
 - A. **none.**
11. **Committee Monthly Reports:**
 - A. **President:** Mrs. Cacace-Beshears thanked the board for their work while she traveled and also Roberta Orts for keeping the clubhouse decorated this year.
 - B. **Treasurer:** See report. Mrs. Ferguson reported we had moved money from PNC to First National as we finalize the transition completely to First National.
 - C. **Secretary/Office:** No report.
 - D. **Policy/Procedures:** No report.
 - E. **Legal:** No report.

- F. **Maintenance/Camping Section:** Ms. Orts reported a water line had been repaired in P-section; she wanted to thank Christine and Peggy for the painting done in the clubhouse.
- G. **Pool/Park:** No report.
- H. **Aesthetics Committee:** Mrs. Kenyon reminded everyone to fill out a concern form and turn in to the office if they had any concerns.
- I. **Architecture Committee:** Mr. Baker reported he had received 33 architectural permits for the year.
- J. **Communication Committee:** No report.
- K. **Community Affairs:** Mr. Taylor reported we had raised money and donated \$750 this past year to the Bethel Fire Dept. to help with children in need in the area. Mr. Taylor reminded everyone of the Santa drive thru on December 20th; there is a map online detailing the route. Mr. Taylor informed everyone of the Adopt A Highway dates for the year; January 18, April 19, July 19, and October 18. Mr. Taylor reminded everyone to update their contact info in the office. There were 593 visits to the Snug Harbor website in November and 12,886 total for the year.
- L. **Civic League:** Ms. Tilghman informed everyone there is a breakfast with Santa event after the meeting; the Civic League is also collecting monetary donations for the Bethel Fire Dept. and also a bingo permit.

** All reports were motioned, seconded, and voted unanimously for acceptance.**

12. Correspondence: none.

13. Unfinished Business: none.

14. New Business: none.

15. Comments from the Floor: A property owner asked what the new assessment rate would be; Mrs. Cacace-Beshears informed her the new rate is \$156 per lot. A property owner asked about the house on Shoshone that has the boat in the yard; Mrs. Cacace-Beshears informed him she would look into it. A property owner asked about the house on Dogwood with the tall grass/trash and if it was still going into small claims court; Mrs. Cacace-Beshears informed her we have done all we can do at this point.

16. Announcements:

- a. Civic League Breakfast with Santa: Saturday, December 14, Clubhouse

17. Next BOG Meeting Date: Saturday, January 11th, 2025, 9:00AM, at Clubhouse

18. Next Scheduled Work Meeting Date: Wednesday, December 18th, 2024, at 6:00 PM, at Clubhouse

19. Meeting Adjourned: Meeting adjourned at 9:27AM by Mrs. Cacace-Beshears, President.

Board Member's endorsements:

_____	_____	_____	_____
_____	_____	_____	_____

10:05 AM

01/07/25

Cash Basis

Snug Harbor POA P&L Budget, Month, YTD December 2024

	Dec 24	Budget	Jan - Dec 24	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
4000 · Assessments	717.50	0.00	152,717.01	154,985.00	154,985.00
4200 · Past Dues and Other Assessments	8.00	0.00	1,249.17	23,000.00	23,000.00
4300 · Pool Tags	0.00	0.00	3,188.95	4,300.00	4,300.00
4400 · P-Section Utilities	0.00	0.00	3,833.44	3,800.00	3,800.00
4500 · Other Income	70.55	0.00	691.11	17,640.00	17,640.00
Total Income	796.05	0.00	161,679.68	203,725.00	203,725.00
Gross Profit	796.05	0.00	161,679.68	203,725.00	203,725.00
Expense					
6000 · Payroll Expenses	4,551.07	0.00	93,936.97	96,784.00	96,784.00
6100 · Office and Professional Expense	206.72	0.00	7,789.20	35,500.00	35,500.00
6160 · Liens and fees	0.00	0.00	336.15	400.00	400.00
6200 · Insurance Expense	27,395.10	0.00	27,767.65	22,000.00	22,000.00
62410 · Bank Service Charges	0.00	0.00	16.31	16,350.00	16,350.00
6300 · Utilities	2,509.73	0.00	17,025.26	20,000.00	20,000.00
6400 · Maintenance	388.77	0.00	22,246.28	20,000.00	20,000.00
6500 · Other Expenses	265.92	0.00	6,335.04	5,700.00	5,700.00
Total Expense	35,317.31	0.00	175,452.86	196,734.00	196,734.00
Net Ordinary Income	-34,521.26	0.00	-13,773.18	6,991.00	6,991.00
Other Income/Expense					
Other Expense					
8000 · Project Expenses	126.69		3,939.67		
Total Other Expense	126.69		3,939.67		
Net Other Income	-126.69		-3,939.67		
Net Income	-34,647.95	0.00	-17,712.85	6,991.00	6,991.00



