

**SEVERN CREST HOA**  
**BOARD OF DIRECTORS MEETING MINUTES**  
JULY 13, 2021

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**Attendees:**

**HOA Board Members:** Brett Tyler, President /Martin Handy, Director / Bill Whitham, Director/Jim Rymer, Treasurer /Jay Scull, Secretary

**Residents attending:** Bob Burash, Linda Satosky, Margaret Surette, Nelson Surette

**Call to Order:** The meeting was called to order by Brett Tyler at 5:00 pm at Jim Rymer's home.

- **Treasurer's Report:**
  - Checking Account: \$ 7450.36
  - Savings Account: \$ 4078.64
- **Architectural Committee Report:** Per Don Ayres, here have been five minor submittals this year, 4 approved, one under review. The Architectural Request Form can be downloaded from the HOA website.
- **Koch Homes Community Development.** Work on the first home on Lot 1 is progressing very slowly. Three more homes are in process. 14 of the 19 home sites have been sold. At the end of construction, Koch Homes will correct any damage that occurs. Residents should takes pictures and report any damage to the HOA.
- **Villas at Severn Crest Development:** On April 5<sup>th</sup>, Bill no. 30-21 was introduced to the AACO County Council by two of the Council representatives to have the law changed to allow townhomes. Despite opposing on-line testimony from James Malone, Bob Burash and Jay Scull, the bill was approved on May 3, 2021. On June 14, Planning and Zoning sent Dewberry Engineers another letter with 18 pages of comments about the final plan, to be addressed with responses submitted by August 16, 2021. The final plan will also need to be resubmitted before it can be approved. Jay Scull will continue to follow and report on the project.
- **Old Business:** Route 170 widening- The Board will follow up with our District 2 Representative Allison Pickard and her office regarding the mitigation to be provided by the developers and SHA plans for the widening. The project is listed as #7 out of 35 projects under consideration by SHA.
- **LDC grant:** The grant for the Design and Permitting of the Truitt lane Drainage project was unofficially approved on 6/8/21. Jay Scull and Brett Tyler attended training for the procurement process for the grant via ZOOM on 6/23/21. The official award of \$10,400 is expected by late July or early August 2021.

- **New Business:** (1) Need for a Resident Parking Sign- After considerable discussion of the pros and cons, it was agreed to defer this decision until if and when any further incidents of unwanted parking occur. (2) Common Area Mowing- Jim Rymer will talk with concerned residents and McDonald farms to assure that all the common areas are cut in accordance with the agreed three cuts per season. (3) Community Picnic - Now scheduled to occur on Saturday October 2, 2021 if weather permits. If necessary it will be postponed to October 9. An e-mail reminder will occur late September.
- **Community Comments:** The meeting was opened to attendee comments. (1) Nelson Surette reported that he had a section of the sidewalk in front of his house leveled to prevent a tripping hazard. This led to a discussion that sidewalk repairs or maintenance might be covered by applying for a BWI grant. (2) There was general concern about the increasing traffic probably in part due to the new townhomes next to the liquor store and the relaxation of COVID restrictions. The problem will only grow worse due to the new Koch homes under construction and eventually from the Villas at Severn Crest (despite our efforts to prevent them). There is also to be a residential-commercial development on Rt. 174 just west of Rt.170, and 14 more homes are to be built next to the Severn Elementary school. (3) There was discussion about the use of the community lot by non-residents. So far the majority of the people have been friendly neighbors from down Minnetonka and Twin Oaks roads. If problems arise, the Board may need to take action with signage and by other means.
- **Next Meeting:** The next meeting is scheduled for September 21, 2021. It will be held at 5PM at Brett Tyler's home.