

Shawnee Hills Property Owners Association, Inc.
Board of Trustees Meeting –November 4th, 2019 -Minutes

1. Property Owners Time: 15 minutes (All Trustees)
 - **One property owner in attendance-request to update minutes and financials on website**

***** Business Portion of Meeting *****
2. Call to Order (Randy)
 - **Randy S. called meeting to order at 7:03pm Randy T., Garrett S. , Angela T. , Dave L. , Randy S., Dave H. , Jim D. , and Janet Barker Clerk**
3. Changes or Additions to Agenda (All Trustees)
 - **Garrett S. asked Trunk N Treat/Trick or Treat be added under old business and status**
 - **Jim D. asked add Spillway Repair under new business**
4. Secretary Report (Jim D.)
 - a. Discussion & Approval of October 2019 Meeting Minutes
 - **Randy S. asked property owner's comments be removed from minutes and put Tim Ryan's comments about pond under old business Dave L. 1st, Randy T 2nd. The board so moved.**
5. Treasurer Report (Randy)
 - a. Discussion & Approval of October 2019 Financials
 - **Randy S. presented financials, budget tracking ok, no red flags. Randy S. opened for questions. No questions. Jim D. made motion to accept, Dave H. 2nd, the board so moved.**
 - b. Discussion of Past Due Aging: 30 Accounts are in collections with K&C
 - **30 Accounts are in collections with K&C Jim D. made motion to sign SHOPA collections procedure Jim D. made motion, Randy T. 2nd. The board so moved.**
 - 7 Have been turned over this year (3 years delinquent)
 - 14 Accounts are 2 years delinquent -current balance \$305
 - 20 Accounts are new in non-payment of 2019 HOA-current balance \$145
 - 2 Accounts are making regular agreed upon payments to SHPOA without having a lien filed.
6. Beach Report (Angie)
7. Maintenance Report (David L.)
 - **Dave L. reported, Kiddie fence will be worked on during winter pool, working on getting quotes for Alleghany Dock replacement.**
8. Lake Patrol Report (Matt)
 - a. All buoys out for the winter
 - b. Patrol boat will stay in water until November 15th for any emergency reasons
 - c. Tan or Brown lake stickers for 2020 -
 - d. Matt has contacted 2 other member lakes regarding Powered Wakeboards
 - e. Should we extend one more season the Lake Usage Guidelines for 2020
9. Community Building Report (Garrett)
 - **Rentals have been going smoothly, no issues.**

10. Permits & Property Reports (Jim D.)

- **Jim D. reported that he met with Dave H. and Randy T. to discuss building permits. 2 building permits were issued, one for a fence, and a four-car garage.**

11. Old Business & Status Reports

- a. Budget Process **Randy S. asked if board could correspond via email to look at budget and write up questions.**
- b. Smith House & Forming of Committee – **Asbestos being reviewed J. Barker will set up appointment for asbestos testing**
- c. Alleghany Dock **Reported under Maintenance**
- d. Trunk N Treat, and traditional trick n treat **Garrett S. reported, Signs were a big success, and survey result on social media favored the traditional Trick or Treat. Trunk N Treat need to cut back time frame next year.**

12. New Business

- a. Mortgage is under \$4,000 on the land by community building – discuss payoff by year end– **Randy S. reported will discuss at Dec. budget meeting.**
- b. Officer Positions – Elections in December **Randy S. asked that we elect officers in the December meeting to be seat by Jan. meeting.**
- c. Collection Procedure with K & C **Discussed under Treasurer’s Report**
- d. Spillway Repair **Jim D. reported ODNR do inspections every 5 years. Jim D. met with T Luckey and Sons to go over the repairs ODNR reported the following repairs 1. Low flow in Lake Drain #1 leaks inside inlet box est. repairs \$7600 2. Cracking along the spillway that show evidence of deuteration and supporting vegetation Est cost \$4400 3. Divot in spillway needs repaired 4. Weep holes cleaned 5. Corrugated metal tube, cut out opening \$6300 Est Flat charge of \$1500. Cost to repair would be about \$20,741 plus or minus Jim D. made a motion Garrett S. second motion. The board approved unanimously.**

13. Adjournment (Randy) **8:10pm Garrett S. made motion to adjourn, Jim D. 2nd.**