

Eagle Rock HOA Meeting Minutes

<https://eaglerockhoa.online/>

contactHOA@eaglerockhoa.online

eaglerockarc@gmail.com

Date/Time: 18 Nov 2020, 19:00 hrs

Attendees

Tracey Simpson

Gini Wilson

Ed Hoffner

Chris Dochat

Jinsong Zhang/Hong Wang

Mike/Cay Nuzzo

Shane Patterson

Paul/Lori Wroten

Lynda/Tom Chenowith

Marcel/Claudette Muny

Agenda

Welcome and Introductions

- Good to see/speak with everyone
- Meet your HOA members

Review of Board

- Members, collaboration
- Volunteers welcome; email HOA if interested in serving on the HOA or Architectural Review Committee (ARC)

Review of Recent Activities

- Review of number of issues and ARC requests processed
- Review of dates of events, meetings, complaints reported to law enforcement for gunshots, ricochets, loud booms
 - Continue to call law enforcement regarding these issues so they can investigate

Open Items

- Featherdale Circle/Black Gap Road intersection

- Actions taken: contacted Greene Township, law enforcement, Franklin County
 - told to contact Congressman and Governor
- Discussed possibility of a neighborhood petition to send
- Any efforts from our community welcome
- Action Item: Follow up with Greene Township requesting assistance with the traffic, to include the signage on Black Gap Road to include Featherdale Circle
 - signs currently show existence of Shearer Road only, showing a T intersection instead of a + intersection
- Common Area Maintenance
 - Thanks to those who sent vendors' contact info for lawn care/landscaping
 - no responses from them after HOA contact
 - Brenize quoted \$160.00 per mowing for 2021, up from the current \$120.00
- Retention Pond
 - Thanks to previous HOA members for information and efforts following up on this topic
 - S&A Homes is responsible for bringing the area up to code before turning it over to the HOA; awaiting response from S&A Homes developer for any updates
- New Complaint Form
 - There will be a new form on the website to use when submitting a complaint/issue

Financial Information

- Upcoming expenses include common area mowing
 - very little overhead expenses
- S&A Homes pays for the mowing of all vacant lots
- S&A Homes pays annual HOA dues for all vacant lots
- Invoices from Zullinger-Brenize from 2018 and 2019 paid out in 2020
 - S&A Homes had not received the invoices for 2018, 2019
 - HOA paid these invoices in 2020 resulting in the cost of landscaping for 2020 appearing significantly higher than budgeted

Proposal to Allow Sheds

- Proposal is a result of interest by several homeowners to install a shed
- HOA will consult with S&A Homes and amend proposal as needed
- Any suggestions welcome from homeowners
- S&A Homes retains the votes for each of the vacant lots in both Phase I and Phase II of Eagle Rock
- Homeowners will receive a form to vote, one per home, with a self-addressed stamped envelope to return the vote form
- If proposal approved by vote, homeowners must
 - apply to ARC for approval of shed installation
 - obtain necessary building permits

Communications

- Each homeowner will receive a packet with the following included:
 - Financial information for 2020 and projected 2021 budget

- Proposal to allow sheds
- Voting form for shed proposal and self-addressed stamped envelope to return vote form
- Invoice for HOA dues for 2021 – due by 31 JAN 2021
- Copy of these meeting minutes
- HOA website: <https://eaglerockhoa.online/>
- HOA email address: contactHOA@eaglerockhoa.online
- ARC email address: eaglerockarc@gmail.com

Next Meeting Date/Time

Next meeting date TBD