

# SVRA

ANNUAL MEETING JULY 8, 2023

BOARD MEMBERS PRESENT: Tom Pasko, Pam Smolik, Joe Ainoris & Frank Massaro

## CALL TO ORDER

Meeting called to order at 12:32 pm by Vice President Tom Pasko

Move to approve 2021- 2022 minutes by - Charles Ware

Seconded by - Barb Olson, PASSED

Treasurer's Report presented by Treasurer Barbara Frisbie-review year end.

Move to approve Treasurers report - Dennis Olson

Seconded by - Patrick Spoletini, PASSED

## YEARLY RECAP:

GATE: Received two quotes, currently getting a third quote to fix with the newly damaged keypad.

Keypad area damage - Claim sent in

The gate itself - Contractor damage received insurance check.

Adding another siren sensor - For emergency vehicles getting in.

The second insurance claim for keypad area is currently being processed. We already received a check for the original damage to the gate but are planning to fix it all at once.

## ROAD RECAP:

A fallen tree on road toward Parks' home was removed and the lost roadbed repaired

The culvert was replaced at a 45-degree angle just below Jut gap .

We did a very large paving job in cooperation with Joe Anori's' since it bordered his entrance from the first turn below Davis's property and around the large turn widening the area and turn. Also completed some patching on the road going up to the gravel and filled the cut under the gate.

Standard grading & culvert cleaning

Tree removal & bush trimming

In May grading of roads & added stone where needed.

Spring cleanup & cleared the culverts

## SPECIAL THANKS

Barb Frisbie - Financials are the best they have ever been no unpaid dues.

Board purchased a new laptop to run financials.  
She created a map with property PIN #'s

Frank, Tom, Joe, Ron, Corey & Dennis tree removal committee

Karnam communications & social manager

Emory, Barb Olson & Marlene gate committee

Emory started a mailbox committee & sign committee.

NOTE: Tom and Ron spoke with Emory after the meeting explaining the requirement to keep the board and the committee's money totally separate, meaning different accounts in different names and not sharing and EIN number information. Further reminded that the mailboxes will require signed and notarized property owners' agreement letters as well as a signed approval from the post office to deliver in two (2) locations simultaneously and specifically to enter our gate and deliver within sylvia Vista Property. Lastly, all committee ideas, plans and suggestions need to come to the board before action as indicated in our bylaws.

## COMMITTEE UPDATES

Gate Fund \$3561.00 balance

Signage - Barb Olson working on designs.

Landscaping - Emory Prescott & Joe Aioris donated \$1200.00 for plants.

Proposed low voltage Lightning.

Proposed Stonework

Proposed Upgrade WiFi

Working on mail boxes that are covered & secure. Proposed to be located above Don Davis's property across from Joe Aioris's property driveway. Mailboxes now are on Jackson County property as most mailboxes are. Expected completion fall of 2023. Box amount \$250.00 fund would like \$400.00 to cover the cost to set up the structure. Will include drop boxes for USPS, UPS and FEDX.

## NEW BUSINESS

### DUES:

The board recommends the annual dues (\$1500) remain the same as the prior year for the upcoming year.

Move to approve dues - Nancy McConnell

Seconded by - Dennis Olson, NO CHANGES

Impact fee to remain at \$2000.00 or 10% of the total construction cost, whichever is less.

Move to approve impact fee - Dennis Olson

Seconded by - Scott McConnell, NO CHANGES

#### LATE FEE:

The board recommends the late fees increase from \$10 to \$30 per month.

Move to approve late fee increase - Pam Smolik

Seconded by - Scott McConnell, PASSED

#### BYLAW CHANGES:

Henry Creek road to be changed to Basswood Ridge in the bylaws.

Move to change - Lisa Ware

Seconded by - Nancy McConnell, PASSED

Property owners' past and present names in bylaws to be changed from name to property ID PIN#'S so the document can remain accurate.

Move to change from name to PIN #'s - Dennis Olson

Seconded by - Scott McConnell, PASSED

#### SPECIAL PROJECTS:

Tom asked for suggestions for special projects so we can plan our roads.

Gate house to hold equipment.

Upgrade keypad security with 5-digit code for property owners - different code contractors.

Help Scott & Jim to mow entrance on a regular schedule.

Over the next couple of months, the Board will be holding a committee meeting.

Current committee members and everyone interested in joining or creating a committee. If interested, please reach out to a Board member.

#### ELECTION OF BOARD MEMBERS:

Ron VanAlstyne

Nominated by - Dennis Olson, Seconded by - Karen Keatley, PASSED

Pam Smolik

Nominated by - Dennis Olson, Seconded by - Karen Keatley, PASSED

Frank Massaro

Nominated by - Dennis Olson, Seconded by - Karen Keatley, PASSED

#### MOTION TO ADJOURN:

Motion to adjourn - Brian Huneycutt

Seconded by - Pam Smolik, PASSED - meeting adjourned at 1:49 PM