

Snee Farm Community Foundation

Monthly Meeting: July 19, 2022

July 19, 2022 / 6:00 PM / Virtual

Call to order: 6pm ET

Motion to approve notes from previous meeting, approved.

NOTES

VICE PRESIDENT: Katie Brennan

- Christmas parade date needs to be set soon
 - Message to go out Sept/Oct to the community

TREASURER: Mario Rasgo

- First six months have been looking good, we are on budget
- For the year, AR have \$20k; for this year's assessments about 90%
- The rest is fines and prior year assessments

RESTRICTIONS: Jenny Hilton

- Looking really good; folks are adhering to clearing out brush and debris
- Low restrictions

ARCHITECTURAL CONTROL COMMITTEE: Jeremy Burnham

- ACC has been received numerous requests
- Transitioning some requests to Bryan Carter onto the ACC, there's about 6 unanswered requests that go back into June; point in June couldn't download emails but finally they came in; still working through
- If missing request, send text message to Jeremy to remind him of your specific request
- Katie offered to step in and assist; Jeremy said he would appreciate the help

LANDSCAPE: David Lane

- David is not here but the main line lateral break is being fixed by the sprinkler company

SECRETARY: Carrie Domico:

- No updates

MAINTENANCE: Bryan Carter:

- Exit from Garden Way onto Long Point is of concern for visibility
 - Left side was cleaned up but he has opened case with DOT about the right side
 - Bamboo is leaning towards the road and request to have this looked into

COMMUNICATIONS: Heidi Hildreth:

- Not present

PRESIDENT: Adrian Cain

- Not present

Questions:

- JM: lives in New Charlestown; no boats shall be in driveways or behind the fence unless in a garage
 - Can this be changed? Interested in trying to get a mission started
 - Katie clarified...Os the ask to want to amend the convenance to allow for boats in the driveway
 - Jenny: Has spoken to JM previously; boat storage is not restricted to New Charlestownbut for all of SF; In order to change it will require a quorum of the entire neighborhood
 - JM has requested a list of owners and contact information; in past it's been a door to door process; Jenny is looking to see if we are allowed to send this information out as typically this is only entrusted to the board
 - Katie: many neighbors complain about seeing boats, so just wanted JM to be aware
- Jay Young: Lives in the New Charlestown area and his son has severe fire ant allergy, kids like to play by ponds and there are many fire ant hills;
 - Jeremy asked if Jay can help put together quotes from various companies and email to the board and they will review and vote

HOA MANAGER/RAVENEL ASSOCIATES: Ashley Fitch

Financial- June 30th , 2022

Bank Balance: \$635,378.26

Reserve Balance: \$63,551.80

Variance Report:

- Income saw a positive variance of \$48. Spoke to representative at Dominion and sent them an invoice for the easement. They will be sending the check. There was a 5 closing this period providing for a \$1000 working capital this period.
- Total operating expenses for the period were under budget by \$2,860. This was due to the following:
 - Admin expenses are lower than budget. Legal fees realized a positive variance for the month, and no bad debt seen this period.
 - Maintenance saw a positive variance this period. Only expense this period was to install the Free Library
 - Electric was slightly higher than the budgeted amount for the period.
 - Landscaping saw a variance in the irrigation maintenance for repairs to mainline and lateral line on Snee Farm Blvd.

Current Period Home Sales:

06/06/22 1115 Honeysuckle Ct \$515K

06/06/22 902 Red Coat Run \$1.5 million

06/07/22 1167 Parkway \$585K

06/16/22 991 Governors Rd \$699K

06/16/22 1169 Chersonese Rd \$1.55 million

Delinquency Update:

Total delinquent as of 06.30.22 for accounts over 120 days consists of 41 accounts. Appropriate late notifications are being sent.

Action Items:

- Continuing to monitor some enforcement issues on street parking and landscape debris and RV parking
- Manager still periodically monitoring for TC/RB placement violations
- Submitted 2 tree trimming bids
- Law lane speed humps moving forward per town
- Main Line irrigation break completed

ACC Requests:

Management notes 7 request recorded in June

Violation Reports:

Management sent out violation letters to 19 separate owners in June. Majority are landscaping violations and boats.

Motion to Adjourn to Executive Session:

Approved 6:17pm