

HIDDEN HARBOUR HOMEOWNERS' ASSOCIATION
ANNUAL SPRING MEETING SPRINGFIELD TOWNSHIP HALL
Tuesday, May 9, 2023

MEETING MINUTES

The meeting was called to order by President Tom Papademos at 7:03p.m.

Trustees present were Tom Papademos, Cindra Keeler, Jerry Sullivan, Doug Swary, Doug Beat and Administrator Erin Osstifin. Absent: Fred Boyk

34 Homeowners were in attendance. Introductions were made.

Meeting Minutes: were presented. Tom Papademos motion to accept and Cy Dally 2nd. 2022 Minutes were approved as submitted.

Financial: Treasure Doug Swary gave a report on the Budget. The forecast shows our revenues should be up. The expense side difference is about \$1500. Our income should be up, so there is a line item for Federal income tax purposes. With the recommendation from the Reserve Study that Infrastructure Reserve dues should be increased \$14.75 per half, the board has decided the increase to be \$12.50 per half with this amount going to the Reserve Fund. This will take place starting with the July billing.

Infrastructure:

1: Cameras are working fine. One looking at the Angola entrance, one at the Hidden Forest entrance and 1 in the middle. There are 2 license plate readers.

2: Reserve Study is on the website. You can log in to the website to review.

3: a: Roadways will have all the cracks sealed. We appreciate patience from the homeowners. Not sure when this will start, probably sometime in June or later.

b: Speeding; Cindra Keeler contacted LCSO Deputy Aalea Robertson about the speeding that appears to be taking place in our subdivision. Deputy Robetson will look into getting a speed trailer to help deter speeders. A reminder was made to please watch your speed through the whole subdivision.

c: Water mitigation, specifically talking about East Shoreline. Not a quick and easy fix. When the roads are repaved new catch basins will be looked at for installation. Having the current drains cleaned out will continue as needed.

4: Buckeye Broadband and AT&T will be installing new cable in Springfield township. As of now there are No dates. As a homeowner you are welcome to reach out to either of the entities when the installation occurs, and you are not happy with the results of your yard.

Administration: Website: Meeting minutes will be posted as "pending approval" until voted. Please update your contact information if you see it is incorrect. The reserve study is on the website as well as the form for any home updates that would need approval from the Architectural Control Committee.

Governance: a: Election of Trustees. Jerry Sullivan and Doug Swary will continue for another 3-year term. Tom Papademos made a motion and Jackie Kuntz 2nd. All in favor. Thank you, Jerry, and Doug, for continuing for another 3 years. There is an open spot for a homeowner that would like to fill and empty spot.

b: Architectural Control Committee rules should be seen on the website. One change is the ACC will contact the adjoining neighbors for comments. This will be a 2-week time frame. The residents on the East side of E. Shoreline Drive (Moon Lake) submissions will still need to be sent to Erin but will be reviewed by the Moon Lake ACC.

Open discussions: It was brought up that mailboxes are being installed that are not compliant with the declaration of restrictions. The board will look into this issue.

Meeting adjourned 7:56 p.m.

Respectfully submitted: Cindra Keeler