

Clare Haven Homeowners Association

Minutes of the 2024 ANNUAL MEMBERS' MEETING

March 19, 2024

Zoom Online

Call to order – President Jim Schoening called the meeting to order at 7:00 pm. A quorum was present with 20 properties represented.

Minutes of Previous Meeting - The 2023 Annual Meeting was posted on the Clare Haven website; it was moved seconded and passed to approve the minutes.

Election of 2023 Board Members – Jim Schoening presented the Slate of Board Members from the Nominating Committee. **Twenty votes counted for the current board members to continue for 2024:**

- Lynn Lambert
- Rob Geary
- Ray LePage
- Jim Schoening

Annual Reports – Reports on the year's activities were presented.

President's Report – Jim Schoening noted that no major crime or issues came up the past year. Jim welcomed Clare Haven's new neighbors.

Ratification of the 2024 Budget

Jim Schoening introduced the proposed 2024 budget.

The question was asked if the water bill included a sewer fee. Jim confirmed there is not a sewer fee.

The question was asked if we have a CD. Jim replied yes, but our CD recently matured, and he will be reaching out to Edward Jones for a new CD option.

It was moved and seconded to adopt the proposed 2024 Budget.

Landscaping Committee - Lynne Lambert reviewed the prior year budget. Additional expenses were incurred due to Southern Turf charging an additional \$250 for seed and fertilization. The contract with Southern Turf has been renewed for 2024 at a fixed rate of \$600 per month which includes the cost of seed and fertilizer. We should not incur additional charges unless it involves something outside their stated services and the product included in the contract.

Two irrigation valves were repaired/replaced in March. In June, a neighbor noticed the sprinkler system was operating while it was raining. A new sensor was ordered and installed by Board member Rob Geary. In July we noticed multiple sprinklers were not operating. Our irrigation contractor was called, it was determined that multiple solenoids needed to be replaced due to a lightning strike. While replacing the solenoids, the zones required reconfiguring due to work performed by a previous contractor when they installed a new control box. It was also discovered that the rain sensor was not wired to the control box was replaced. It was connected and the system is operating correctly.

The question was asked that is the tree that fell on Robinson Church Rd. is our responsibility to get it removed. It was determined that yes, it is our responsibility to remove the tree and we will discuss it at the next board meeting.

Jim noted that if Lynne Lambert did not perform much of the planting and maintenance, the entrance would cost more than what we are spending currently, and probably would not look as nice as it does. Many attendees expressed thanks to Lynne.

Architectural Committee – Rob Geary noted that 18 houses participated in the Community Day Garage Sale, the picnic was well attended with over 65 neighbors. The food selection was a success with special thanks to Lex for bringing the brisket, it was a big hit! Many neighbors helped with the set up and clean up once the fun was over.

Feedback on the picnic and garage sale continues to be positive. We plan to have a picnic again this fall. Request have been made to have the Community Garage Sale two times each year, it has been decided to have our next garage sale on May 18, 2024. We will follow up with the second yard sale in the Fall.

Other Items – Lamar Sargent did not know Clare Haven had a website. Jim explained it was a free site and it does not have login capabilities. He also asked if the wood sign that used to be at the entrance would be replaced. It will be discussed at the next board meeting.

Marcus Holme felt like the Lease Restriction Poll should have been a separate notice. Pattie Walker did not see the poll on the back of the assessment letter until she was putting it in the envelope to be mailed. Terry Jonkers suggested resending the notice via email and posting it on the Clare Haven Face Book page. Current responses are 35 – Yes, 4 – No, and 64 did not respond.

Adjournment – the meeting was adjourned at 8:00 pm.

Respectfully submitted,

Ray LePage, Secretary