

LAKE HONDAH PROPERTY OWNERS ASSOCIATION
200 Hondah Blvd, BREVARD, NC 28712

Board Meeting
February 17, 2022

The meeting was held at Rita Verlotta's house at 34 Hondah Blvd. at 5:00 pm. Kit called the meeting to order at 5:01 pm. Desmond seconded, all were in favor. In attendance were Kit Lamaire (President), Desmond Duncker (Vice President and Treasurer), Rita Verlotta, (Secretary), and Veronica Hast, (Assistant Treasurer).

Proposal was made by Desmond to review meeting notes from 10-28-21. Veronica seconded; all were in favor.

Old Business:

Financial Report:

Previous balance was \$35, 873.87. Expenditures since last November included the following: Jose for \$350.00 for road clearing, QuikFix Plowing and JK Enterprise for plowing and ice melting for a total of \$4,370.00. Desmond also purchased salt for additional ice removal for \$111.23. We also bought new checks for \$27.99. Leaving us a balance of \$31, 014.65. There is an \$703.00 outstanding balance for unpaid assessments at this time. There is an outstanding lien that will be filed via Mack Keller, attorney at law, to begin foreclosure procedures regarding an outstanding balance of \$4,626.00 that has accumulated since 2008. Desmond will follow through with the attorney. Rita motioned to accept the report, Kit seconded the motion and all agreed.

Website:

Chris Jonic queried the board regarding Desmond's Website appearing to be sanctioned by the board. This is a personal website and not affiliated with the board in any way. However, much of the content on the website includes links to information that the board considers privileged to board members and thus not appropriate for a personal website. After much discussion, the Board requested any financial information, board notes, and/or Lake Hondah Board identification and/or member information. Desmond said that he has put all board information inside an encrypted portal for his personal use and removed the LPOA title from the first page. Desmond will remove all board links when he is no longer on the board.

Road Clearing:

Jose completed limb trimming and clearing of roads. Veronica brought up that he needs to have greater supervision or a list of items to complete. Desmond will make directions clearer in order to emphasize needs we have in April when he begins services again.

Status of new lever for pond gate:

Handle/lever is completed. Veronica will complete the handle when the rain clears up.

Paving:

Paving will be scheduled for the spring. Desmond stated that we need add additional markings onto the map to indicate additional potholes and stretches of road that have appeared over the winter. The Board feels that we need to do more complete runs around the lakes, Jeep Rd. and Tranquilite Rd.

Snow Plowing:

Our contract for snow removal is currently being completed by Chris. He reported to Desmond that the truck was fixed, but he never came back to complete runs. The board feels that JK Enterprises were a reliable back-up and may become our primary service for plowing. The Board will ask Jose if he is available to salt the roads instead of JK or Chris.

Wooden Bridge on Lakeview Rd:

Board determined that delivery trucks will continue to use the bridge for deliveries.

New Business:

Robin Jacques Homes:

The Board was queried by Chris J. as to whether or not the sign be removed from the garden and put out on East Fork Rd. Desmond will speak to him regarding the open house sign.

Speed Limits:

Veronica has concerns regarding the speed limit near her house. The board agreed that a caution hidden drive or a slow down sign is appropriate going up the hill on Springwater. Veronica would like to limit the speed to be decreased to 5-10 mph and/or a speed bump, either temporary or permanent, be placed on the road. However, the board questioned whether a speed bump while traveling uphill would be difficult for some vehicles. A removable speed bump remains a possibility. Desmond will look at the traffic flow going up the hill. Homeowners will be asked to provide input as to the overall speed within the neighborhood at the annual meeting in June.

Annual Meeting & Elections:

Annual meeting to be held on June 26th with a rain/makeup day on July 10th. Rita's term ends in June. She will be eligible for election for the secretary position in June.

Next board meeting will be at Desmond's house at 5:00 pm on March 24th, 2022.

Kit moved to adjourn, Rita seconded, all in favor. The meeting ended at 6:56 pm.