

**Seneca Ridge Homeowners Association, Inc.  
Minutes of Monthly Meeting of the Board of Directors**

**Date:** March 11, 2021  
**Time:** 7:00 pm  
**Location:** Zoom Virtual meeting

**Call to Order:**

- Steve Honard, President called the meeting to order at 7:05 PM
- Presence of a quorum was established.

**Board Members Present:**

X	Valerie Faircloth	X	John Lee
X	Raphael Gonzalez	X	Paul Southwick
X	Steve Honard	X	Debbie Voloshin
X	Keith Hunsberger	X	Keith Weber
X	Andy Koch		

**Approval of Agenda:** A motion to approve the agenda was seconded and passed.

**Approval of Minutes:** A motion to approve the minutes with changes for the February 2021 meeting was seconded and passed.

**Officer Reports:**

- 1) **President's Report:** Concerning the renovation on Silver Ridge. It was a major renovation. As a board, as well as the ARC, we need to be on top of any major additions/renovations.
- 2) **Vice President's Report:** NTR
- 3) **Secretary's Report:** NTR
- 4) **Treasurer's Report:**
  - a) **Financial Update:** Total assets are \$96,330.25, of which \$30,000 are Replacement Reserves
  - b) **Reimbursements Requests:** Valerie Faircloth requested a reimbursement of \$70.60 for the printing of the Newsletter.
  - c) **Dues Report:** 165 homeowners have paid dues; 17 outstanding; late charges after March 15, 2021; late letter to go out late next week.
  - d) **Homes for Sale:** 0 home(s)
  - e) **Homes Sold:** 1 home(s)
  - f) **Contracts:** The insurance renewal has been paid.

**Member's Open Forum:** No members.

**Committee Report:**

- a) Social Activities – Paul stated that it had been 2 years since the last community cleanup. Let's do it wearing masks. Paul to coordinate. Paul requesting Board to supply water and snacks. Event Date is Saturday, April 10, rain or shine, from 9am to noon. A motion to approve Paul's request was seconded and passed.
- b) Common Grounds – Keith W. submitted a photo of the common area of the 2<sup>nd</sup> intersection of Seneca Ridge and Silver Ridge. The Landscapers have cleaned up the area. However, the fence is in sad shape. Keith is requesting approval from the Board to replace the split rail fence with another split rail fence and a landscape makeover. If approved, Keith will send out a request for Bids. A motion to approve Paul's request was seconded and passed.
- c) Architectural Review
  - i) Outstanding Applications during past month – 2 application(s) submitted, 512 Stoney Creek for tree removal, and 156 Seneca Ridge to change siding and color.
  - ii) Executive Session – In Session at 7:05pm. Out of Session at 7:13pm.
  - iii) Annual Inspection will occur in June 2021.
- d) Newsletter – Steve and Val published and distributed the hardcopy of the Winter 2021 Newsletter on March 2<sup>nd</sup>. Also on March 2<sup>nd</sup>, the Winter 2021 Newsletter was posted on the FB Community page.
- e) Facebook HOA Board Page – Debbie removed those people no longer on the Board.
- f) Facebook Community Page – Debbie removed those people no longer in the neighborhood. Debbie reported that the food trucks continue to be a hit!
- g) Web Page - NTR

**Unfinished Business:** None at this time.

**New Business:** None at this time.

**Adjournment:**

- 1) Adjournment at 7:38 pm
- 2) Next meeting April 8, 2021, 7pm