

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

**Date:** December 9, 2021

**Time:** 7:00 pm

**Location:** Zoom Meeting

**Call to Order:**

- Steve Honard, President called the meeting to order at 7:02pm
- Presence of a quorum was established.

**Board Members Present:**

X	Valerie Faircloth		John Lee
X	Raphael Gonzalez	X	Paul Southwick
X	Steve Honard	X	Debbie Voloshin
	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 for the October 2021 was seconded and passed.

**Officer Reports:**

- President’s Report: NTR
- .Vice President’s Report: NTR
- Secretary’s Report: NTR
- Treasurer’s Report:
  - **Financial Update:** Total assets are \$86,791.08, of which \$30,000 are Replacement Reserves
  - **Reimbursements Requests:**
    - Steve submitted request for \$7.38 for 2 mailings.
  - **Dues Report:** 1 homeowner’s dues remain unpaid.
  - **House Sales:** 711 Riverview sold for \$700,000.
  - **Discuss 2022 Budget:**
    - Budget approved with increase.
    - Motion to approve donation of \$200 to Toys for Tots was seconded and passed.

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

**Committee Report:**

- Social Activities
  - Toys for Tots (Dec) – Donation given in lieu of activity.
- Common Grounds: NTR
- Architectural Review
  - Met with Homeowner about neighbor's fence was blocking their view. Resolved by Homeowners.
  - Executive Session – In Session at 7:09pm Out of Session at 7:14pm
  - Inspections – Need to get back on inspections. Paul to recheck in a week or 2.
- Newsletter – Next newsletter scheduled for December. Draft is done. Val to add 1 more section.
- Facebook – All good!

**Unfinished Business – NTR**

**New Business:**

- Discuss Trash Service – No one to champion it. Add in Newsletter.

**Adjournment:**

- Adjournment at 7:22pm
- Next meeting: January 13, 7pm, Zoom Meeting