

Springdale Estates Association
Annual Homeowners Meeting (via Zoom)

November 17, 2020



Attendees:

Board of Directors: Gene Adesso, Jim Brennan, Steve Collins, Trish Collins, Jon Ehret, John Goodman, Paul MacDougal, Jeff Moran, Kelly Scofield

Property Owners: approximately 68 individuals representing 60 properties

The Springdale Estates Association (SEA) meeting was organized and presented via Zoom. After a few organizational moments, Board President, Steve Collins, welcomed everyone. He thanked the Board members for their time and effort over the past year and the challenges it presented. Steve gave a special thanks to the outgoing Board members for their dedication. A quorum was established using a combination of Zoom participants and emailed proxies, and the meeting was called to order around 7PM.

The minutes from the previous SEA Annual Meeting (November 19, 2019) were read. A motion was made (Warren Fuson-1st, Jim Brennan-2nd) to accept the minutes with no additions or corrections. The motion carried unanimously.

Treasurer's Report:

John Goodman presented the proposed budget for 2021. He brought up the fact that the same property owners are paying their dues consistently, which only accounts for about 70% of the neighborhood. This has been a topic of discussion at many quarterly board meetings. John also pointed out several line items that were projected to be higher than normal for 2021 (including, but not limited to fence painting, landscaping and lake water expenses).

Election of New Board Members:

Steve Collins introduced the slate of nominees to fill the vacancies left by Board members who have completed their terms of service. Nominees were also accepted from the floor. The slate was as follows:

Vice President – Kelly Scofield

Treasurer – Frank Segal

Area 1 Director – Joe Pearce

Area 3 Director – Van Cotter

Area 4 Director – Maddie Segal

A motion was made to accept the slate of nominees (Sharon Waidler-1st, Debra Burke-2nd). A vote was taken and the motion carried. These newly elected board members will begin a two year term of service.

New and Ongoing Business:

Gene Addesso presented the latest information concerning the rezoning of the “McLin” property that borders the edge of the neighborhood along Trailing Cedar and Woody Hill. Gene is part of a committee composed of homeowners from Springdale Estates and Springdale Gardens that is bringing a lawsuit against the Raleigh City Council for their vote to rezone the property to R-10. The SEA supports the committee’s efforts to protect the boundaries of Springdale Estates. He emphasized the fact that this effort will be ongoing and expensive.

Van Cotter spoke about the concerns regarding the health of Lake ONeal. As has been discussed in several Board of Directors meetings, the decision has been made to hire a company to assess the condition of the lake. Those results are expected soon, and a decision will be made how to best proceed. He also presented a landscaping plan to be accomplished in phases over the next year. The plan is ambitious, and the projected cost is towards \$10,000. The plantings and most of the labor will be undertaken by the neighborhood garden club. A motion was made (Warren Fuson-1st, Beth Rae-2nd) to allocate the funds for this project. The motion was put to a vote and carried unanimously.

As a result of the increased expenditure for this project, an additional motion was made (Gene Addesso-1st, Debra Burke-2nd) to increase the yearly dues from \$125 each year to \$150. This will be the first increase since 2013. The motion carried.

There was a brief discussion/reminder regarding the ordering of luminaries from Leesville Road High School Band. A reminder will be sent out via email and also placed on the information boards at the neighborhood entrances.

Steve Collins presented information about the reprinting of the directories, and encouraged everyone to submit and/or edit their information. Hopefully, these will be printed in the first quarter of 2021. There was some discussion about the availability of a digital version. This will be determined at a later date.

There was a request for additional topics from the participants. None were raised and the meeting was adjourned at 8:05 PM.

The quarterly Board of Directors' meetings for 2021 were tentatively scheduled for January 12, April 13, July 13, and October 12. The Annual SEA Homeowners meeting is tentatively scheduled for November 16, 2021.