

Springdale Estates Association Board Meeting

APRIL 20, 2022

Meeting held via Zoom

Attendees: Frank Segal, Alyson Emanuel, Paul MacDougal, Van Cotter, Gene Addesso, Kelly Scofield

Called to order at 6:39 PM

Previous Minutes Approved- Alyson & Frank approved

AGENDA

Time	Topic	Owner
2 minutes	Call to order	Alyson
3 minutes	Approve minutes	Kelly
5 minutes	Budget updates/ finances	Frank
5 minutes	Yard Sale update	Kelly
10 minutes	Upcoming social events	All
15 minutes	Priority topics List	Alyson
10 minutes	Review of Draft Lake and Stream Report covering Riparian Buffers, etc	Van
10 minutes	Speeding topic	Alyson and All
10 minutes	Sidewalk to School Project update	Alyson
Estimate	1 hour 10 minutes total	

Action Items from the previous meeting updates status

1. Frank to contact Progreen to ask them to walk the fence and ask for full estimate, then BoD decides how to proceed- Frank has reached out to Cory at Progreen about a week ago as of 4/20 and he has not responded. Frank will reach out again and Alyson will reach out to a couple of other fence companies via Nextdoor recommendations

2. Alyson to talk with Andy from Bladerunner re: his scope of work and confirm where he mows. - Andy has not responded as of yet. We also want to find out who blew the leaves into the garden beds because we then had to pay to remove those leaves. Frank has paid the invoice for Q1 and Q2. We would like to in future not pay in advance for work or billing by the month. Van shared Andy has been very careful at the dam area and have been very respectful of the new plantings. Alyson will confirm if

they do seeding at the lake with Blade Runner and will discuss monthly billing. Alyson will call Mike McCullum at Nutrilawn and establish what services they are providing and where

3. Next meeting April 20th at Alyson's house- Meeting held via Zoom

4. Next Association annual meeting for 2022 November 15 -- 16 --> can Todd ask church to see if available- Todd has not done that yet but will reach out before the next meeting

5. Alyson distributed list of follow up issues from the last several Bod meetings for each person to rank (done). (The resulting list is attached). Kelly to attach to the January Minutes

6. Todd was going to address Sonia Vega about joining BoD. - Sonia did show interest so Todd will invite her to the next meeting

Agenda items for April 20

Priority Topics List-

Alyson shared what are top priority items based on board input of things to focus or clear up this year. We will attach the list with more detail when we post the January minutes to the website

1. Riparian Buffer
2. can we enforce covenant violations
3. annual notice about blue algae notice
4. Fence Maintenance
5. Covenants on O'Neal property were not attached
6. Short term rentals

Finance update Frank Segal-

We are on track for membership dues. Frank did share some anecdotal conversations from people on why they don't pay. –

- Several years ago, some people did not like what happened with the lot transactions/decisions.
- There are old houses that are run down, and we don't do anything about them.
- Suggestion from Frank are:
 - What can we do that will be visible things that people can see? -
 - Once the school construction is done; we can start to work on the Leesville High School entrance.
 - Leverage social events?

Action item: Alyson will check in with our neighbors that are realtors and what are the dues from other surrounding neighborhoods

Action Item (DONE): Van noticed the insurance went up by 50%. - Frank researched and Cincinnati Insurance combined our Director's insurance payment of \$750 due annually with the first of 4 payments for the liability insurance of \$378

The question was asked that says not cleared means- Frank advised it is checks or PayPal that has come in and has not technically cleared into the account or if we wrote a check that has not been cashed out.

Frank also asked for clarity on the landscaping/grass cutting etc.- Norman Rabins gardening, Andy at Bladerunner, and Nutrilawn are the 3 contractors we are using for landscaping/gardening maintenance. We would like to have clarity on who does what, specifically do we need Nutrilawn this year

Yard Sale update-

Action Item: Kelly will repost to Facebook and Nextdoor.

Action Item: Ask Debbie to change rain date to May 7th, that was a mistake on the info we gave her. DONE!

Action Item: Kelly will post signs at the entrances the week of the yard sale

Action Item: Alyson will send tips for successful yard sale email and Paul will send it out to email distribution list

Social Events-

We discussed who will take ownership of each event. Ownership includes, picking dates, communication to board, writing communication for the neighborhood to be distributed and then any required work for that particular event to take place. As events get closer, we may solicit help from the board or solicit the neighborhood for additional volunteers for specific needs to make the event run smoothly

Events		
Adult Social (fall)	Maddie & Kelly	
Springdale Cleanup Day	Alyson	
Easter Egg Hunt	--	
Fall Fun Run	Maddie	
Fishing Derby		
Halloween Party	Alyson	
Holiday Decorations	Kelly	
Luminaries	Sharon	
Yard Sale	Kelly	
Subtotal Events		

Van Riparian Buffer update-

Van has created a document to educate Springdale Estates residents on the Riparian buffer, how we can be good stewards, and executive summary (Kelly will attach Van's document). Available to all. How do we target specific neighbors that can have direct impacts on riparian buffers? Bottom line is we want to make sure people are educated on how it impacts the lake and how we can help them support and comply with the guidelines. We know most people care about the lake and just are unaware of how they maybe are impacting it.

Welcome Committee-

We will get an updated list of current homeowners, we want to give them a welcome letter and directory, along with a personal greeting from the welcome committee. Vanessa Baughman has volunteered to perform this role but wants instructions/ guidelines and materials.

Action item: Kelly will send the President's welcome letter she used in the past to Alyson to make a new one.

Action Item: Frank will compile all the lists and send to Vanessa will take the list and deliver directories and welcome to neighborhood.

Action Item: Alyson will pick up the directories from Kelly's house DONE!

Speeding topic-

We have Raleigh police officer Kingsbury in our neighborhood who lives on Trailing Cedar. Alyson had tried hiring an off- duty Raleigh policeman, but it is harder to get the sheriff involved. Sheriff's department installed a speed sign temporarily, we are unsure who did that. Alyson will call and try to get a speed report from the machine, and suggestion for better placement. We want to pursue hiring and off duty sheriff. Alyson will meet with Mr. Kingsbury. Kelly and Frank are going to do a morning operation with speed app to test out on Friday, April 29th

Sidewalk project update

Chad Cantrell (project manager for the school sidewalk) is aware of the drainage issue, and they are working on a sustainable solution, and they are targeting to be done by May 1st. We need to make sure that the solution works before they pave. Walk through will be first week of May.

Miscellaneous Item

Street sign at north entrance is missing and Alyson put in a request to replace it, the county said it was complete and closed the ticket but there is still no street sign, so she has opened a new request to have it replaced.

The meeting was called to close at 8:11 PM

Summary of Action Items:

1. **Action item:** Alyson will check in with our neighbors that are realtors and what are the dues from other surrounding neighborhoods
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