

SPVPOA – Board of Directors

August 12th, 2018



The BOD's Meeting was called to order by Chairman John Masarick at 1:00 pm.
Locations: John & Sue Masarick's cabin in Levels, WVA.

In attendance were:

- Chairman: John Masarick
- Vice Chairman: Charlene Pietra
- Secretary/Webmaster: Tom Masarick
- Treasurer: Chris Fischer
- Member at Large: Richard Dadds
- Road Committee: Lewis Wills

Guests:

- | | |
|--------------------------|-----------------|
| • Ed Dennis | Sue Masarick |
| • Charlie and Sandy Bean | Jeannie Fischer |
| • Shane Rogers | Janet Masarick |

Opening:

John Masarick, Chairman thanked the Road Committee for all of their hard work during the past several months of copious rain and bad weather. He thanked Lewis for patching and fixing the roads and doing whatever was necessary to allow our members to get in and out of the Association; many hours and a gigantic effort. He also thanked Ripp and Chris Fisher and others for keeping the shoulders of the roads mowed and the brush back.

1. Secretary's Report:

Tom Masarick, Secretary distributed minutes from the **November 5th, 2017 BOD Meeting**. President John Masarick noted that these minutes were received by email by the BOD after our last meeting and therefore he would accept a motion for their approval at this meeting.

A motion was made by Chris Fischer to approve the minutes, seconded by Charlene Pietra. The minutes were unanimously approved by the board members.

The Secretary also reported on our Website the following:

- Our Website www.spvpoa.com has been up 100% all year with no incidents.
- We continue to add content and make improvements.
- We are current with all approved postings.

It should be noted that the Website is the repository for the Association's historical documentation i.e. Minutes, Covenants, By-Laws, Amendments etc. that is available to all members on demand (as required in the Covenants) at any location via the internet.

2. Treasures' Report:

- a. Chris Fischer, Treasurer presented a Revenue and Expense statement which reflects a balance in the bank on 8/12/2018 of **\$4,197.25**.
- b. Dues received 2018 is **\$5,920.00**; combined revenue for 2018 is **\$7,502.16**.
- c. Balance as of 9/31/2017 was \$3,957.00 – **Total Deposits are \$11,459.98**.
- d. Expenses for road work with snow removal **\$300.00** total expenses of **\$7,262.73**
- e. Leaving a surplus of **\$4,197.25** (see copy of Financial Report 8-5-2017 attached).

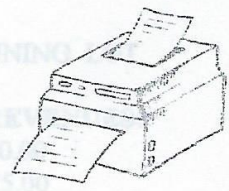
Follow-up Required by Treasurer: Mr. Harrison and Jeff Kokosinski to receive payment.

Note: Chris Fischer provided Tom Masarick, Webmaster with an update Member list to update the Website.

SPVPOA, INC. PO BOX 85 POINTS WV 25437
TREASURERS REPORT FROM 10/1/2017 TO 8/12/2018

Tr
8-12-2018

Sum: Chris Fischer



BALANCE IN BANK 9/31/2017 \$ 3957.82

DUES RECEIVED FOR 2018 \$ 5,920.00
BANK INTEREST \$ 4.65
SPECIAL DUES \$ 250.00
POTOMAC LANDING \$ 875.00
DONATION \$ 452.51 Frank Jenkins
TOTAL \$ 7502.16
+ BALANCE FROM 2017 \$ 3957.82
TOTAL DEPOSITS \$ 11,459.98 ✓

EXPENSES :

RENT FIRE HALL \$ 125.00
NATIONWIDE INSURANCE \$ 640.75
PO BOX \$ 52.00
WV ANNUAL LICENCE \$ 26.00
NEW BANK CHECKS \$ 22.65
TREASURER PO STAMPS \$ 29.40
SNOW REMOVAL \$ 300.00
LEWIS Rd. Work \$ 1825.00
CUT BRUSH & TREES BACK \$ 420.00 POTOMAC OVERLOOK DR.
GRAVEL & TRUCKS \$ 3821.93
TOTAL \$ 7262.73

TOTAL REVENUES \$ 11,459.98
LESS EXPENSES \$ 7262.73
BALANCE IN BANK AS OF 8/12/2018 \$ 4197.25 ✓

✓ PS. \$522.00 ARE STILL TO BE COLLECTED

THANK YOU CHRIS FISCHER
TREASURER

3. Road Chairman Report:

a. The Road Committee Chairman Lewis Wills made the following report:

- i. To date: we have been slowly improving sections of various roads throughout the subdivision, picking the roads with the most need as the priority.
 1. **Potomac Overlook** has received some serious attention which is long overdue. Establishment of proper ditching, drainage and crowning of this road is in progress. The improvements to date are showing after every rain storm. The road is holding firm but still needs more improvements. Which we will keep doing in installments.
- ii. Now that the water is flowing the ditches as it should it is showing inadequate culverts that have never been asked to handle this volume of water as it was always running down the middle of the roadways.
- iii. Sandy Bean requested Lewis to look at the lack of ditches that is flooding their yard.

4. Old Business:

None

5. New Business:

A. BOD Elections of two Officers at the Annual Meeting.

The following two positions (Treasure and Secretary) are up for election in 2018 Annual Meeting.

- i. President John Masarick appointed a **Nominating Committee** (Lewis Wills and Richard Dadds) to recommend candidates for the positions.

B. Shane Rogers owner of lots #42, 43, 60, 61 62 requested to annex cul-de-sac **Potomac Court** thus no longer requesting road maintenance and allowing Shane to control access via a gate.

- i. President John Masarick deferred a decision until the BOD's meets and has time to study. (see attachment below).

C. Rental Property

- i. The board would like to consider rental property and any requirements for additional assessments and the use of common Areas.
- ii. **Motion #1:** Chris Fischer and Tom Masarick are to consult a Lawyer (i.e. Bean and Bean) on the legality of "Rental Property" in our Association; they are not to exceed \$75.00 for their investigation.

D. Annual Meeting:

- a. Tom Masarick requested to move the Annual meeting from Saturday, October 13th Saturday, October 6th due to personal conflicts. It was determined that we are committed to October 13th due to comments with the Fire Hall.

b. Invite Guests:



- i. Tom Masarick to invite WV House **Delegate Ruth Rowan**
- ii. Chris Fischer to invite State Police.

The meeting was adjourned by unanimous consent at 2:45pm. The motion was made by Tom Masarick and seconded by Ripp Dadds and approved by all.

Tom Masarick,

Secretary and Webmaster