**Nutters Crossing HOA**

**Fall Meeting Minutes**

**October 27, 2021 @ 6:30pm – Harvest Baptist Church**

1. **Meeting Agenda**
2. **Board Members Present**
	1. **President – John Mackes**
	2. **Vice President – Vacant**
	3. **Treasurer – Susan Pitsenbarger**
	4. **Secretary – Sydne Thomas**
	5. **Officers of the Board**
		1. **Mark Ondo**
		2. **Deborah Dickerson**
		3. **Dr. Ernie Gibb**
		4. **Jim Jackson**
		5. **Bruce Mooney**
3. **General Business**
	1. Upcoming events for Winter
* Holiday Decorating Contest
* Possibility of New Years Eve potluck
* Spring Yard Sale – May 7, 2022, 7-11 am
1. **New Business**
	1. Barking dogs were discussed. Although this is not under HOA jurisdiction, we remind all neighbors to be respectful. Complaints can be filed with Wicomico County Animal control at 410-749-1070.
	2. Speeding was also discussed. We are all reminded that the maximum speed limit is 25 mph.
	3. Discussion on changing the streetlights to halogen. Reminder that Delmarva Power is responsible for repairs for nonworking lights. Look for contact details on the pole.
	4. Discussion on a replacement plan for street signs in need of repair, including the correction on the spelling of Southampton on the sign in front of the club house. It was noted that the new sign at the end of Dixon Road was paid by Harvest Baptist Church when they added their sign.
	5. For mosquito spraying service in your driveway, Email nutterscrossinghoa@gmail.com attention Debbie Palmer with your address.
	6. Please contact Deborah Dickerson with any new neighbor information. Include the neighbors phone number if possible as she will need this prior to delivering. deborahd4@comcast.net
2. **Treasurer’s Update**
	1. Treasurer’s Report
* All dues have been paid for 2021
* $5,000 has been transferred from Saving to Checking to cover Operating expenses
* $5,072 in savings (After Transfer to checking)
* Forecasted Cash Flow - Attached
1. **3 Year Budget Proposal/Discussion - Attached**
	1. Presentation of 3-year budget by Mark Ondo.
	2. Many budget items were discussed including detailed explanations by Carmen Disylvestro: power washing the entrance fence, tree trimming, trimming around storm water ponds, and the 32-year-old irrigation system.
	3. Dave Hoster made a motion to increase the dues to $250 which was voted and approved for 2022. Homeowners using Venmo will be assessed an additional $5 for fees incurred by Venmo, for a total annual dues amount of $255.
	4. After discussing fees typically charged by homeowners associations, a new homeowner fee of $150 will be added to each settlement request in the future.
	5. The board will meet in November to further discuss 3-year budget plan. Recommendations will be presented at the spring meeting to be held in April 2022
2. **Adjournment**

**Helpful Links:**

**Email:** **nutterscrossinghoa@gmail.com**

**Website** [**www.nutterscrossingcommunityhoa.com**](http://www.nutterscrossingcommunityhoa.com)

**Facebook:** [**www.facebook.com/Nutterscrossinghomeowners**](http://www.facebook.com/Nutterscrossinghomeowners)