

Deerfield POA
Annual Meeting 2013

The annual meeting for all homeowners of Deerfield Village Property Owners' Association was held on March 5, 2013 at 24 Pathfinder Court. Kristin Bachtell read the minutes for the 2012 annual meeting and they were approved as read.

President's Report

Trudi Tooke thanked everyone on the board for all of their hard work in the past year. She stressed that in the coming year that it was very important to get more members in the community to volunteer their time and efforts. She suggested creating a "Path Rangers" program for the children in the neighborhood to help with clean up days. She also mentioned that there is a big concern with the apple orchard and any recommendations in creating a policy to deal with them would be recommended.

Treasurer's Report

Devin McCreery gave everyone a copy of the annual budget for 2012 (see attached). There were no snow removal costs for 2012 and property taxes for the POA are gone for 2013; taxes are no longer collected. In the 2013 budget there is now a capital fund listed to handle maintenance issues that might arise. The lawn mower is now paid off. Devin suggested that we create and start to save for a "rainy day" fund.

Finance Committee

Clint Chiplinski discussed the special assessment for the road that would help the neighborhood pay for a repaving of the road in 10-15 years. This special assessment would have to be voted on by the neighborhood every year, however as the road is critical to the functionality of the neighborhood this is an important issue and should be addressed and voted on in 2013.

Rules and Policy

Austin Hovermale reported that there had been no complaints about individual lots in the past year. (There was a general cheer at that pronouncement.) There were a couple of general concerns however. One of which was speeding, however there was a general consensus that short of telling people to slow down in letters once or twice a year there was not much for the POA to do and there was no plan to put in speed bumps in the neighborhood. Another concern that was raised numerous times during the year was loitering on the last cul de sac. It was mentioned that this seems to have decreased, but this might have been an effect of the cold weather. There ensued a discussion on the visibility of the "no outlet" sign at the entrance of the community and if it should be moved for greater visibility. Paul mentioned that he goes back to the last cul de sac at least once a day and had not recently found any litter.

Streets and Grounds

Debbie Crouse stated that there had been 6 requests for improvements in the past year. She also mentioned that there had been 2 adopt a spot clean up days in the past year. We are only supposed to clean ¼ of a mile on our side of the road but that we do both sides and clean a little further down as well.

Social Committee

JC McSwain stated that the social committee had welcomed two families to the neighborhood as well as hosting a neighborhood picnic in October. The Candy Cane Walk with Santa was a great success as well. JC stated that the social committee was always open to suggestions for getting the neighborhood together.

New Business

Paul Wilmoth brought up that his main concern going into the new year was participation. In the past year there were some meetings where only three people attended. He also felt that communication from the board to the community needed to improve. It was suggested that board members would “bring a friend” to a monthly meeting at least once a year. JC suggested that the board should place a sign/placard at the front of the community, by the mailboxes, stating when and where the next board meeting would be. This was agreed to be a very good idea.

Another concern discussed was parking in the cul de sacs, which causes problems for plowing when it snows and could be a hazard if emergency vehicles needed to get to a house. It was generally agreed that if this remained a problem on any of the cul de sacs the Board should talk to the individuals directly to try and improve the situation.

The website was reported by Jimmy Williamson. It received 2,500 hits in the past year. Everyone agreed that the website was a great asset to the neighborhood. It was imperative that the Board make sure that they keep the information up to date on the website if they wanted it to be a truly useful resource to the neighborhood. There was a discussion as to if it would be possible to create a joint chore list on the web site for the neighborhood so that individuals would know what tasks needed to be done and what had already been accomplished. There was uncertainty about the feasibility about this, but most agreed some form of communication about neighborhood chores/projects would help improve the entire neighborhood.

The voting for the new board for the Deerfield POA took place. There were 28 voting ballots total. Mike Bass, Jim Bauer, Clint Chiplinski, Debbie Crouse, Austin Hovermale, Sydney Lewis, Devin McCreery, Jane (JC) McSwain, and Paul Wilmoth were elected. The executive officers and committee chairpersons will be determined at the next monthly meeting.

There being no further business to come before the Board, upon a motion being made, seconded and unanimously carried, the meeting was adjourned.

Kristin Bachtell, Secretary