

Springs of Cambridge HOA Minutes
Meeting 7/21/2021

Time called to meeting 6:10

Attendees: Dan Quigley Wade Etheredge
Christy Rhoades Jonathan Lane
Kathryn Montgomery Cory Collins
Nick Weybright

- Financials
 - Previous financials were reviewed and approved by Wade.
 - Dan provided examples of other neighborhoods; Canal Place is currently \$750.
 - Board suggests dues increase to \$740. To be announced at annual meeting and placed into effect January 2021.

- Security Camera System (Flock Safety)
 - Will be installed 2022 once it's been listed in the budget as an expense.
 - Signs will have to be placed in private properties per city.

- Section 12
 - Cory communicated with E&B Paving, whom is responsible for paving new road in July 2021, and inquired about estimated costs for maintenance. It was established that the roads would need to be resealed every 5 years with a cost of \$5000.00. A \$50/ annual fee from residences would be enough to fund this expense.
 - Dan will inform Rob Bussell what details need to be included in contracts for new builds.

- Social Committee items:
 - Concert in park on 6/18/2021 had a great turnout.
 - Next concert:
 - 8/14: band will be Project 19. Keith to confirm food truck will be onsite again. *information received from Keith on Friday 7/30 that Murray's food truck canceled for next concert. Christy confirmed with Social Committee that Samanos is available and was scheduled for the event. Message posted on Facebook*.
 - Christy reviewed with Sarah ideas of Food Truck Friday's, Bagels Saturday; committee to provide details and dates and type of communication to homeowners. Need confirmation SC is handling.
 - Dan Q ordered new signs for neighborhood events.

- Architectural:
 - Dan to provide draft of updated architectural guidelines.
 - Dan has had trouble with website and will have new one updated with easier access. Once created he will upload all information regarding mailbox maintenance and specific list of materials. Also an FAQ section will be created to include multiple topics including neighborhood restrictions for signage; educational, political, sports, etc. Board will review content list at August meeting.
 - Dead tree in park. Dan to contact PJE to have removed and continued upkeep.
 - Keith collecting info for action for estimate to repair park gazebo and bench.
 - Board discussed whether existing, older neighborhood streets should be paved/re-sealed. Before decision is made, Dan will confirm with the city the list of streets they will re-seal and intended timing. From that, board can review timing and streets not to be included with city maintenance and create action plan.
 - Board voted unanimously "no" to architectural request for roof modification at 13672 Kingston Way.

- Next meeting scheduled 8/24/2021 at Nick Weybright's home, 10247 Port View Lane.