

SVA Agenda - 1/29/2025

In Attendance

- Natalie
- Buz
- Dwayne
- Cassie

Called to order – 6:41

1. Water testing at the lake

- a. Cassie will pick up water testing kit off of Tallmadge Ave.
 - i. Beginning of May

2. Do we need the electric on during the winter

- a. Cannot shut off the water or electric during the winter
 - i. The electric meter is heated by electricity and protected from freezing temperatures – shutting it off would create

3. Bylaws update

- a. Issues identified
 - i. Yearly Dues – Hard number doesn't allow an increase due to inflation
 - ii. VP language – Not having written allowance for Vice President to run meetings in lieu of the presence of the President
 - iii. Method of Payment –
 - 1. Adding in the option for taking electronic payment for yearly dues
 - 2. Opportunity to modernize or gain benefits from a financial institution
 - iv. Communication – Bylaws do not integrate the option for virtual communication throughout or clarify what is allowed virtually vs. paper copies

4. Mailing out invoices

- a. Traditionally mailed out at the end of February to allow for 30-day return window
- b. Will be mailed out the week of February 17th
 - i. Cassie and Dwayne will prepare and send out

5. Procedure for new homeowners

- a. Proposed
 - i. Welcome letter
 - 1. Board members
 - 2. Facility rules
 - 3. contact information including cell number of board members
 - 4. SVA email
 - 5. Website
 - 6. At closing for your new home you should have received:
 - a. Bylaws
 - b. Declarations
 - i. If not received please email SVA email and electronic version will be sent

6. Spring clean-up

- a. Buz – dredged beach in the past. Truck is now broken. Will need to rent equipment or find someone new to complete
- b. Clean-up needs completed week of May 19th – May 23rd
- c. Typical beach clean-up

- i. Weed whack and spray tennis court
 - ii. Pull weeds & dredge beach
 - iii. Remove overgrowth from sides of beach and spray
- d. Quote will be retrieved for having the work done and then budget assessed as to whether or not to move forward or have a volunteer day

7. Keys

- a. New keys will be sent to homeowners with the renewal bill if it will not increase postage. If yes, then will be hand delivered by board.

New Business:

1. Website update needed – Statuary agent needs to be updated
 2. Proposal of new attorney – Bradley Le Boeuf
 - a. Would accept the previous retainer of \$2,000
 - i. Would not return retainer if given, if we did not utilize him
 - b. Declaration with Summit County needs to be updated
 - c. The resolution would need to be signed and filed with Secretary of State website with new representation
 - d. Would need written documentation from the board or previous lawyer that we are no longer utilizing the previous attorney
 - e. Will review insurance coverages to determine the need or approve
 - f. Will keep a record of board members and when new members come in, properly distribute documentation to all venues of records
- *Having a lawyer on retainer means that is our go-to person, will be available on-demand, and will represent us/work with us, when in need.
3. Processing for signing up to be a social member
 - a. No advertising to new folks with the option of being a student member
 - b. Letter sent to previous year's social members inquiring if they'd like to renew
 - c. Letter will be sent to current list when due letters are sent

Meeting adjourned: 7:58pm