



## RBYCCPOA Meeting – October 22, 2020

**This meeting of RBYCC POA Board was held as a Zoom session because of the restrictions from the State of Delaware limiting meetings. Thanks to Eddie Engles and John Cikota for arranging the Zoom session for this online meeting.**

**Board members** John Cikota, President; Andy Staton, Vice President; Howard Cyr, Secretary; James Mease, Treasurer; John Bator; Doreen DiLorenzo, and Will Freshwater.

**Minutes approved.** The minutes from the August 8 and September 17, 2020 Online Information Meetings were approved.

**Treasurer's Report.** Jim Mease gave a detailed report on the finances of the POA. The bottom line is that our finances are in good shape and that dues for FY2021 will remain at \$175.

We have \$38,161.85 in our checking and \$29,108.81 in our reserve account. We have one delinquent POA dues payment for which a lien has been placed against the property. In total we have \$1,044.25 in delinquency dues outstanding for 2020. One multi year delinquency for \$684.25 and 6 homeowners who each owe \$60.00 (total of \$360.00) for delinquency letters prepared. The bond account has \$4,467.00 in it.

Our top 4 expenses this year after Seascope Property Management are (1) Landscaping, (2) Insurance, (3) Maintenance of Property which includes dog stations, drains and Holiday Lights and (4) Electricity.

The total cost for the new sign at the Kingsbridge Entrance is \$17,870.00 (\$9,510 for Rogers Sign and \$8,360 for FOX Electric). Final invoices are expected by mid-November and will be processed as received. Our final water bill in the amount of \$30.32 from Tidewater Utility has been processed. We will no longer have a water bill as we have moved off the Kingsbridge entrance lot and shutdown the irrigation system.

Our contracts for 2021 Property Management, and Snow will be in place by mid November. The exception will be our Landscaping contract which may still be under review. We do expect to have it finalized in time for the 2021 growing season.

In addition to the Sign invoices I anticipate several invoices prior to year-end. They include insurance premium, dog stations, electricity, office expenses, and Property Management invoices etc. I expect that we will be able to close 2020 with a checking balance of between \$21,000. and 24,000. in our checking, and \$29,112.48 in our Reserve Account. Arrangements have been made with Seascope to provide a set of our Financial Reports on Dec 31.

Samantha and I will prepare a 2022 budget in the April/May time frame for presentation to the board for approval prior to presenting it to the community at our annual meeting in June

**Covenant Committee Report.** Eddie Engles reported on the progress being made to bring our covenants into line with the Superior Court ruling. The “C” section and the “S” section have different dates for approval of revisions. Eddie also reported that we have arranged for legal advice to help the POA to revise our Covenants.

**Presidents Report.** John Cikota gave an update of the landscape proposals. Doreen and Samantha will meet with Executive Lawns provide oversight for the landscaping work. The Board will continue to fund the dog stations.

**Construction project for pool and hot tub.** The Board reviewed and approved the proposals from the home owners at 4 Suffolk Road for a swimming pool and hot tub.

**Fall Letter to POA membership:** John Cikota and Eddie Engles will work with Samantha in writing a fall season letter to our membership.

**Adjournment** Meeting was adjourned at 7:30 pm.

Respectfully submitted,

W. Howard Cyr  
Secretary, RBYCC POA

RBYCCPOA is managed by: \_\_\_\_\_

