

Cumberland Woods HOA
Board Meeting
June 25, 2024

Board Members Present: Dave Schafer, John Baron, Karen Kimbro, Janet Gerhard

Review of Violation Letters and dues:

Currently 16 homeowners are overdue on their HOA dues. One homeowner is overdue two years. The board was encouraged to review the list and contact any friends about their HO dues status.

Budget Review:

The budget was reviewed. Genecity Credit Union is offering 5.675 % interest rate on checking accounts. The Board agreed that we should open checking account in addition to the 7 month, 5.25% CD.

Flower Judging:

The Board will email Janet the addresses of their top 4 homes in the sub by July 28th. Janet will tally up the winners and present a \$100 Visa card and a “Best Neighbor” mug for their prize.

Web Page Update:

The web designer took pictures of the neighborhood via drone. The process of building the new website has been slow but is moving forward.

Bylaws Update:

The bylaws draft has been completed by the attorney. The next step is to make copies for each resident and distribute. The board would then obtain signatures from the residents in good standing who are in agreement with the bylaws. Good standing means that they are not overdue on their HOA dues or own fines from HOA violations. After 60% of signatures are obtained, the attorney will file the new HOA bylaws with the City of Rochester Hills.

Rosalie Woods Clean-Up:

There was only one other family who volunteered to clean-up the wooded area and those who volunteered to bring the bags did not come through. A baseball mitt and a hubcap were found during the process. If Rosalie is

willing, we can continue to advertise this event each year and hopefully the event will garner more volunteers and support.

State Level HOA's:

Dave read an article about neighborhood HOA's becoming too restrictive regarding the solar panels and charging stations. The State HOA Board determined that solar panels can be allowed if they are flat and attached to the roof. The State HOA rules supersede the neighborhood HOA's.

The next meeting will be held on September 16, 2024 at 7 pm via zoom.