

Sleepy Hollow Lot Owners Association Newsletter

www.shloa.com

September 2018



Changing of the Guard at SHLOA Board of Directors

As noted elsewhere in this newsletter, election results for the SHLOA Board were announced at the Annual Membership meeting in June. We take this opportunity to thank outgoing Board Members Mary D'Ovidio (former President) and Mary Oldham (former Secretary) for their service to the Sleepy Hollow Community.

Mary D'Ovidio served on the Board for over a dozen years, first as Secretary and later as President. Under her able leadership, many improvements to the community were made. Mary was instrumental in bringing continuity and accountability to the Board and its operations. She worked closely with residents, and our attorney where necessary, to address covenant violations and complaints. Mary D. was also a key driver in the ballot referendum that resulted in the purchase of the SHLOA maintenance lot where salt, cinder, gravel, and related supplies are staged for winter storms and emergency roadwork. Her vision to purchase a suitable SHLOA maintenance lot at a rock bottom price cements her legacy as a forward-looking leader focused on the long-term best interests of the community. Also under Mary's tutelage, the fence at the dam was rebuilt, the silt pond at the back of the lake was constructed, the backstop at the ball field was erected, and two-

thirds of Audubon Road has been repaved. These are just a few of her many accomplishments and Sleepy Hollow is a livable and well-maintained community because of her tireless efforts.

Mary Oldham served on the Board for two full terms (4 years) as Secretary. Mary recorded and maintained the minutes of the Board and kept the files of incoming and outgoing correspondence. Mary O. also set up several community yard sales and assisted other members of the Board in various capacities. As a selfless volunteer and community activist, it was not unusual to see Mary and her husband Ralph filling potholes, cutting trees fouling the roads, clean culverts, and checking in on neighbors during storms.

On behalf of the Board of Directors and the community-at-large, we thank Mary D. and Mary O. for their years of dedicated and faithful service. Moreover, at this “changing of the guard,” we are pleased to welcome our newest Board Members, Beth Znaniiecki (VP Communications) and Jane Munson (Secretary). Together your new Board will endeavor to build upon the achievements of past Boards, which have been in continuous operation ever since the founding of Sleepy Hollow nearly 50 years ago.

2018 Election Results

Election results were given out by Brenda Inclima at the June annual meeting.

434 ballots were mailed to 305 owners in good standing.

67 owners returned their ballots.

98 total ballots were received. (13 of these were invalid by either no signature or no candidate listed).

Results: Roger Brown--	85 votes	
Jane Munson-	22 votes	write in candidate
Beth Znaniiecki	12 votes	write in candidate
Dwayn Ganby--	4 votes	write in candidate

6 other write ins received one vote each.

The new board of directors now consists of the following:

President	Rick Inclima
Vice President	Elaine Wright
Treasurer	Rick Roscoe
VP Roads	Roger Brown
VP of Common Facilities	Stacey Weiant
VP of Communications	Beth Znaniiecki
Secretary	Jane Munson

SHLOA BOARD MEETINGS

A notice announcing the Date, Place & Time of a Board Meeting will be placed on the bulletin board at the mailboxes approximately 10 days before each meeting. If you have any questions, please contact a board member.

TO CONTACT THE BOARD: Please address all issues to the Board in writing.

Send your correspondence to: SHLOA
65 Audubon Road
Hedgesville, WV 25427

email: sleepyhollowhoawv@yahoo.com

EMERGENCY NUMBERS

Fire or Emergencies: Call 911

Non-emergency Calls

Morgan County Sheriff	304-258-1067
Berkeley Count Sheriff	304-267-7000
State Police /Martinsburg	304-267-0000
State Police /Berkeley Springs	304-258-0000
Div. of Natural Resources	304-267-0037

Enforcement

*** Please remember ,SHLOA is not a law enforcement agency***

From the Board

President:

As noted above, the results of the 2018 Board of Director elections were announced June 9th at the Annual Membership Meeting. I want to thank all the residents who took the time to vote, as well as those who stepped up to run for SHLOA office. I also want to thank former Board members Mary D'Ovidio (Pres.) and Mary Oldham (Sec.) for their years of service and dedication to improving our community.

I am humbled to assume the position of President and ask for your patience as our “new” Board gets its bearings. I look forward to working with members and residents in my new capacity, and want to welcome our newest Board members, Beth Znaniecki (VP Communications) and Jane Munson (Secretary). It is through such volunteerism that the important work of the Board is accomplished.

Speaking of important work, we recently completed work on the silt pond at the back of the lake. That work included the excavation of tons of silt, rebuilding of the berm, and a “lake access” area where residents can launch canoes, johnboats, and kayaks. Picnic tables have been added to the beach area of the lake, and our lake attendants are working hard to assure the lake remains a “resident’s only” facility. The state-mandated bi-annual Dam Inspection has been completed, and I am pleased to report the structural integrity of the dam is sound.

Our unpaved roadwork was completed in June. Also completed was the repaving of Audubon Road from Maverick Road to Trapper Ridge. Additionally, we have had to perform some “emergency” roadwork due to damage caused by heavy rains. Our Treasurer is working hard to

collect and manage our funds to assure we have the financial wherewithal to make such improvements.

Finally, we continue to explore the potential for an Emergency Evacuation route. Board members are working with the local fire department, emergency management personnel, and the private owner of some adjacent property to determine the feasibility of such an emergency egress route. Again, there is a lot going on and much more work to do. None of this would be possible without the dedication and personal efforts of our volunteer Board of Directors. I look forward to working with them, and you, to keep Sleepy Hollow a vibrant and well-maintained community.

Rick Inclima

VP of Communications:

I am looking forward to being involved in the community. This is a first for me and I ask that you bear with me during this time as I adjust to the responsibility. My husband and I recently returned to the area after living in Denver, Colorado for the last several years and have been enjoying the beauty of our community and living among nature. Feel free to contact me with any news regarding our community.

Beth
Znaniacki

VP of Common Facilities

Saturday September 8th 10am-? hotdogs and water will be on the menu and we ask residents to please bring a covered dish or desert. Come out to join in on the fun!!!! Games and prizes for the kids!!!

2nd Annual Trick or Treat Wednesday October 31st 5-7pm at ball field. Contest for those handing out candy, most decorated vehicle/"door"/ trailer etc will be awarded an extra sweet treat!

December 9th 10 am at ball field cookies and cocoa with Santa. Children get to take home a treat from Santa himself and parents feel free to bring your cameras and get pictures!

As always we would like to hear from our residents any ideas that you may have for our community.

VOLUNTEERS ARE ALWAYS WELCOME!

Contact Stacey Weiant

VP common Facilities

FALL CLEAN UP!!!!

October 20,2018

Come join our community to keep our home clean.

Meet at the ballfield at 9am.



Thanks to all of the Lake attendents for their service over the summer months.

Please note children are not to be left unattended at the lake and fishing is for residents only.



A big thanks to Rose Biser for making the annual yard sale a success!



With Fall and Winter Approaching Be ready for an emergency.

1. Have Flashlights and batteries on hand.

2. Stock up on bottled water and nonperishable food items.
3. Blankets
4. Phone numbers for utility companies
5. Battery backup to protect computers and other important electronic devices
6. First-aid kit
7. Safety kit for vehicle to include a shovel, sand or cat litter for traction, tire chains ,booster cables , extra warm clothing and boots, ice scraper, blanket or sleeping bag, snack food, water , and flashlight.
8. Salt or sand for walkways
9. A supply or medications

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Sleepy Hollow Snow Plowing Policy

Yes, it is almost that time of year again! It is possible that we will begin experiencing winter weather before the 4th quarter newsletter is published. Therefore, we are republishing our snow removal policy to keep our residents informed.

SHLOA follows a long-established policy regarding the plowing of roads during winter weather. The policy clearly states that roads are plowed whenever the depth reaches 3 inches anywhere in the development. We have unpaid volunteers checking on snow depth throughout the community especially in the problem areas. If the depth is not 3 inches, we do not plow due to our limited plowing budget. Thank you.

How You Can Help This Winter

Remove all vehicles from the roadway to facilitate plowing and treatment of road surfaces;
Do not park in cul-de-sacs because plow trucks need to turn around and need places to push snow;
Do not attempt to plow roads yourself. This can damage the roads and impede drainage;
Please be patient with our contractors and the SHLOA Board; we are doing our best to provide these services;

Please check in on your neighbors for their safety.

Thank you!

2018 Budget
(as of July 31, 2018)

2018
BUDGET

YTD

DIFFERENCE

INCOME

2017 HOME OWNERS ASSESSMENTS	\$114,300.00	\$106,571.70	7,728.30
MISCELLANEOUS INCOME	\$300.00	\$5.00	295.00
OPERATING INTEREST	\$100.00	\$0.00	100.00
REFUNDS		\$0.00	
MAIL BOXES		\$140.00	(\$140.00)
TOTAL INCOME	\$114,700.00	\$106,716.70	7,983.30

2017 RESERVE ALLOCATIONS

CAPITAL IMPROVEMENT FUND	\$17,145.00	\$15,985.76	1,159.24
EMERGENCY FUND	\$11,430.00	\$10,657.17	772.83
TOTAL RESERVE FUND	\$28,575.00	\$26,642.93	1,932.07

FIXED ESPENSES

INSURANCE/TAX/LICENCES/PERMITS	\$4,500.00	\$4,225.11	274.89
STORAGE	\$600.00	\$600.00	0.00
PHONE AT LAKE	\$550.00	\$317.36	232.64
LIGHTS AT BALLFIELD AND LAKE	\$320.00	\$173.48	146.52
RELIEF STATIONS	\$1,000.00	\$537.42	462.58
COMMUNICATIONS	\$1,800.00	\$903.10	896.90
TOTAL	\$8,770.00	\$6,756.47	2,013.53

ADMINISTRATIVE

ADMINISTRATIVE/OFFICE SUPPLIES	\$500.00	\$169.83	330.17
COMPUTER, SOFTWARE, OFFICE EQPT	\$150.00	\$0.00	150.00
LEGAL FEES	\$5,000.00	\$3,000.00	2,000.00
TREASURERS/ACCOUNTING/INVOICING	\$3,700.00	\$602.68	3,097.32
TOTAL	\$9,350.00	\$3,772.51	5,577.49

ROAD UPGRADES

UNPAVED	\$24,000.00	\$35,347.39	11,347.39
PAVED	\$1,000.00	\$345.72	654.28
SNOW REMOVAL	\$12,000.00	\$5,615.89	6,384.11
TOTAL	\$37,000.00	\$41,309.00	4,309.00

COMMON FACILITIES

LAKE ATTENDANT	\$5,500.00	\$2,760.00	2,740.00
LAWN CONTRACT	\$6,100.00	\$2,671.20	3,428.80
MAINTENANCE	\$7,300.00	\$5,678.25	1,621.75
CASUAL LABOR	\$1,000.00	\$299.36	700.64
COMMUNITY ACTIVITIES	\$1,200.00	\$108.30	1,091.70
TOTAL	\$21,100.00	\$11,517.11	9,582.89

2017 RESERVE FUND

	\$9,905.00		
TOTAL 2017 EXPENSES	\$114,300.00	\$89,998.02	24,301.98

Community Activity Dates:

October 31st 2nd Annual Trick or Treat 5-7pm at ball field.

December 9th 10 am at ball field cookies and cocoa with Santa.