

WESTMINISTER HOMEOWNERS ASSOCIATION

A Michigan Non-Profit Organization

Board of Directors

Philip G. Vera, Esq., President

Dr. Athena Marsh, Vice-President

Steven Jackson, Treasurer

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Date – Wednesday, April 21, 2021

Location - Zoom

Time: 7:00 pm

Attendees – Philip Vera, Esq. (President), Dr. Athena Marsh (Vice-President),
Steven Jackson (Treasurer)

2021 ANNUAL MEETING MINUTES

- 1. Call to the Annual Meeting of the Westminister Homeowners Association to Order – Philip Vera at 7:02 PM**
- 2. Minute Approval from Previous Meeting:**
 - a. Motion to waive the reading of the Minutes from the Board of Directors meeting of March 17, 2021 and adopt the minutes as presented on the Westminister HOA Website and Westminister HOA Official Facebook. Vera – Aye, Marsh – Aye, Jackson – Aye**
- 3. Treasurer’s Report – The Financial Health of the HOA for 2021.**
 - a. Antony Hawkins, CPA from ACH Management presented the annual budget and financial health of the HOA. Members were presented with the information included with the invoice for their 2021 annual dues.**
- 4. President Philip Vera informed the membership of a Homeowner issue who claims he had made a double payment for 2020 and is entitled to a**

credit for 2021. Former board members claim this issue has been resolved with the homeowner and all indications seems that way. The homeowner has threatened legal action against HOA.

5. 2021 Subdivision Report:

- a. **Accounts Manager Paul Vermiglio and President/CEO Chester John from Big Lakes Lawn Care (the new grounds maintenance and snow removal company) discussed our new partnership.**
 - i. **Paul Vermiglio made a proposal that homeowners may use Big Lakes for their individual lawn care needs. He will contact the board with suggestions.**
- b. **New Website**
 - i. **Treasurer Steven Jackson and Homeowner William Starrs**
 - ii. **Cleaner and more professional look**
 - iii. **A lot more utilization of information to homeowners and potential buyers to our subdivision.**
 - iv. **Communication with the board directly through website.**
 - v. **Money savings to the HOA of over \$1,000 per year.**
- c. **Soliciting Volunteers: Post was listed on Facebook seeking volunteers by Vice President Dr. Athena Marsh.**
 - i. **Traffic/Safety Committee: Julie Wood**
 - ii. **Annual Party Committee: Nicole Nosakowski, Tiffany Clor, Karla Bozin**
 - 1. **Members of this committee will discuss and present ideas, including budget requirements and funding at the next Board of Directors Meeting.**

6. New Business

- a. **Traffic issues/speeding in subdivision**
 - i. **Parent of young drivers need to address with them and their friends.**
 - ii. **Lots of children playing on Gracechurch.**
 - iii. **News Report on Strawberry Fields -**
<https://www.clickondetroit.com/news/local/2021/01/07/ris>

[e-in-speeding-drivers-put-macomb-neighborhood-children-at-risk-residents-say/](#)

iv. Neighborhood watch?

1. Speed Bumps – slow traffic between 2-5 mph in the area and could be strategically positioned to force drivers to slow down
2. Speed Humps – Designed to slow traffic to 10-12 mph.
3. Suggestion to circulate a petition in the neighborhood demanding the issue be addressed with Macomb Township and Macomb County.

a. A suggestion for an online petition was given.

b. Annual Garage Sale will take place on May 13, 2021-May 15, 2021.

- i. Notice will be issued on the official Facebook page and the HOA Website at www.westministerhoa.org

c. Food Trucks Starting Up soon

d. 1st Annual Westminister Subdivision BBQ/Block Party

- i. A committee was formed to organize and plan the party. The committee plans on preparing a plan at the next Board of Directors meeting scheduled for May 17, 2021 at 7:00 pm.

e. Local Business Support on Website

- i. Sign up sheet/bio of company and services offered.
- ii. Encourage patronage of neighbor owned small businesses.
- iii. Neighbors will be invited to submit bios and information on their businesses which will be placed on the official website.
- iv. Suggestions was offered to have businesses sponsor the BBQ/Block party

7. Open Floor to Discussion/Questions from Members

- a. A member requested exploration on a new entrance sign in the front of the subdivision. Treasurer Steven Jackson motioned exploring new entrance signs. Vera – Aye, Marsh – Aye, Jackson – Aye

