

HERMITAGE HILLS SUBDIVISION

Board of Trustees

(Roseann Locher, Casey Cross, John Linsenbardt, Joe Marcantano, & Dan McKean)

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March 22nd, 2018,

RE: Explanation of ballot items being voted on at the April annual General Meeting

Dear HOA homeowner:

The trustees are calling a meeting of all the owners for April 23rd, 2018, 7pm to 9pm at the Riverchase Recreation Center. Please see the meeting notice for details.

We are including this letter to explain the ballot items to be voted on and why we are meeting in April this year.

Ballot Items:

1. Currently our annual fiscal year ends April 30th, but the indentures require that the meeting be in September. So when we report on our annual income and expenses in September, it's all 5 month old data and doesn't include what we collected from May to September and spent that summer on road repairs. Also, the budgets that are voted on in September don't go into effect until the following May, 8 months later. By always having the meeting in the last month of the fiscal year, the data being present would be current, covering almost the entire year and the budgets being voted on would go into effect on the 1st of the next month.
2. At last September's meeting, several owners expressed concerns about the grant we receive from the MO Dept of Conservation for the lake. The grant is a 5-year program that pays us \$750.00 per year. The main concerns were that the grant requires that we allow the lake to be open anyone to use, and also that the owners were not involved in the decision accept the grant. So the trustees agreed to put the matter before the owners as to whether or not we should continue as part of the program.
3. For several years, there has been much discussion about requiring all the home owners to use a single trash service to save the wear and tear on our roads caused by having multiple large trucks on our roads each weekday. The plan would be that the trash company would bill each home owner directly using a list of all the owners provided them by the HOA, it would not be part of the annual assessment bill. **There will be a trash company representative at the meeting to help answer any questions.**
4. There is one trustee, John Linsenbardt, up for re-election as a trustee. You can add a write-in candidate if you wish. Or if you wish to run for the open position, please notify the trustees as soon as possible.

THERE ARE NO ASSESSMENT AND BUDGET ITEMS TO BE VOTED ON AT THIS MEETING AS THE ONES THAT GO INTO EFFECT ON MAY 1ST, 2018, WERE APPROVED ON SEPTEMBER 23RD, 2017.