



Discussion Notes
Wednesday, January 18, 2017
Orchard House
4599 Shepherdstown Road—Route 45
Martinsburg WV 25428

Officers: Bob Ayrer, President, Spring Mills; Nance Briscoe, Vice President, Cloverdale; Phyllis Smock, Secretary, Stonebridge; Connie Suddueth, Director, Spruce Hill Estates

Other Attendees: James Corey, Lake Forest; Melvin Cotton, Spring Valley; Sarah Cotton, Spring Valley; Kathy Cummings, Shepherd West; John DeMars, Shepherd West; Paula Frickey, The Point; John Gleason, Cacapon Highlands; Martha Glover, Duchess Estates; Chris Goodman, Doody Calls; Ann Klein, Apple Knolls; Larry Lam, Spring Mill Farm; Terry Linn, Cacapon Highlands; Blaine Lytle, River View Park; Jackie Miller, Potomac Terrace; John Miller, Potomac Terrace; Ron Pauley, Crestfield; Pam Peitz, Chesley Estates; Dean Randolph, Whiting's Neck; Jean Schiltz, Potomac Terrace; Ted Schiltz, Potomac Terrace; Jean Stewart, Sleepy Creek Orchard; Gary Stewart, Sleepy Creek Orchard; John Stottlemeyer, Apple Knolls; Tina Stottlemeyer, Apple Knolls; Adam Tillett, Potomac Valley Vista; Jennifer Tillett, Potomac Valley Vista; George Vass, Honeywood; John Youngblood, Jr, Chesley Estates

The meeting was called to order at 7:00pm by Bob Ayrer.

Announcements:

- The meeting tonight at Orchard House is our last meeting in this location. EPOHOA is seeking a new location for future meetings. The new location will be announced to everyone on our list as soon as it is finalized.
- The goal of EPOHOA is to provide information through workshops and seminars on the issues and best practices of community management that equip our members to meet the demands of directing a common ownership community in West Virginia.
- Whether you are a member of a Board of Directors, or an interested resident, good community management will help protect your home value and your quality of life, as well as protecting your shared liability.
- We will not be conducting business at the scheduled EPOHOA meetings from now on. Business meetings are conducted by the Board on another date, at which time we take minutes, make motions, and otherwise take care of the business aspects of EPOHOA.
- Once each quarter we will have a Seminar on a Saturday at 9 AM.

Wednesday, February 15, 2017 (7 PM)– HOA Maintenance Responsibilities

Saturday, March 18, 2017 (9 AM)-Do It Yourself Re\$erve Study. RSVP is required.

EPOHOA Members in Good Standing Free

\$20 per person: Non-member with RSVP registration no later than 10 days prior to Workshop;

\$25 per person: Non-member without RSVP registration.

Cash or check accepted at the door—no credit cards.

Wednesday, April 19, 2017 (7 PM)- Board Member Boundaries and Obligations - Part I

Wednesday, May 17, 2017 (7PM)- Board Member Boundaries and Obligations – Part II

Reminder: Information provided at EPOHOA education sessions, workshops and seminars is general information and not legal advice. Extensive efforts were undertaken to obtain comprehensive information, for your convenience and expressly understood as a source for reference only.

- A nominating committee will be appointed in March 2017 to contact members in good standing for consideration for the EHOA Board of Directors.to seek candidates to serve on the Board.
- EPOHOA will not be participating in the annual EPHBA’s Home Show relocated at the Big Buck Bingo building in Berkeley Plaza.

The following issues were identified by attendees for prospective education sessions:

- Collections and Delinquencies
- Unable to raise assessments
- Volunteers
- Chronic complainers
- Enforcement of Covenants
- Communication
- Road Maintenance

Membership Report: Nance reported new members as follows:

1. Royden & Tina Lippincott – Individual (Briar Run 5 and 6), Jefferson County.
2. The Point Property Owners Association - 36 homes and 45 lots, Jefferson County,
3. Carl & Pat Siemer – Individual (Imperial Orchard) Morgan County

Beginning January 1, 2017, one password will be provided to EPOHOA members in good standing for access to protected areas of the website.

The 2017 West Virginia Legislative Calendar is online at [http://www.legis.state.wv.us/BulletinBoard/calendar 2017.cfm](http://www.legis.state.wv.us/BulletinBoard/calendar%2017.cfm)

End of Discussion Notes.

EDUCATION SESSION: HOA Q &A: Alternate Dispute Resolution (ADR) & Violations

Video by: Richard B. Linderman, Attorney and Raymond Dickey of AssociationHelpNow

Bonus: Handouts on Role of the Board

Conflict Resolution and Example of Rubber Words

Notes Submitted by Phyllis Smock, Secretary

Next Scheduled EPOHOA Meeting

Wednesday 7 PM - February 17, 2016 Location To Be Announced

EPOHOA Discussion Notes January 18, 2017

EASTERN PANHANDLE ORGANIZATION OF HOMEOWNERS ASSOCIATION, INC.