

2021 Annual Meeting: Quashnet Valley Homeowners Association

QVHA Board • 08.14.2021

Agenda

Introductions and Agenda Review

Pledge of Allegiance and Reflection

Approval of 2020 Annual Minute Meeting Minutes

Landscaping Report

Financial Reports

Board Position Overview

Election of Board Members

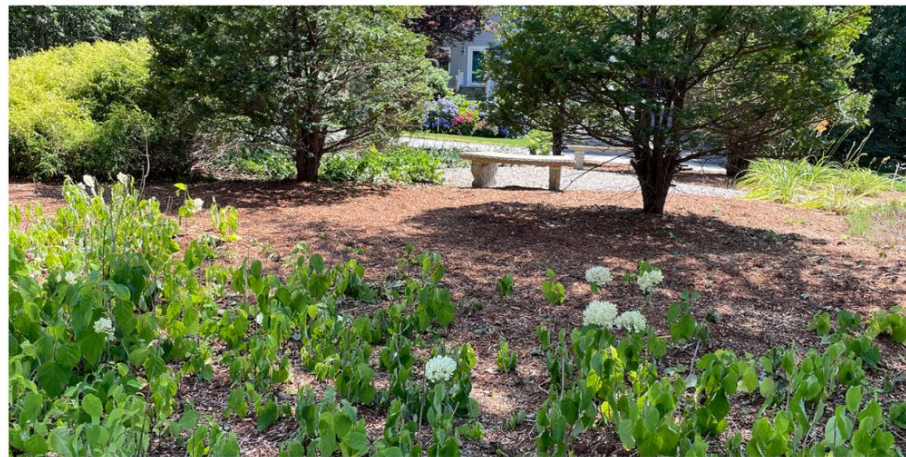
Open Forum





Landscape Committee Report

QVHA Landscaping endeavor is a continuing project for our neighborhood entrances, circles and intersection.



Our New Signs

Thank You

The new signs were installed this year and are gorgeous! Special thanks to the committee that worked to make this a reality: Don Allen, Martha Johnson, Martha Cosgrove, Michele Allen, Tony Cocuzzo, Bob Mollenhauer and Bruce Johnson





Signage and Fencing Cleaning

Signage

The new signs require a special cleaning solution. Because of that restriction the regular cleaning and maintenance will be done by Don Allen, Gary Johnson and Martha Johnson

Fencing

Special thanks to Jay Hill who continues to clean all of the neighborhood fencing. He does an amazing job



Landscaping Accomplishments

Tree Work

- The advice of professional arborists was sought for their opinion, advice and estimates for needed work submitted.
- Dead, dying, diseased or overgrown trees and stumps were removed. Dead limbs and branches were removed.
- Necessary pruning, (shaping and thinning), was accomplished
- Canopies were lowered as necessary
- Unhealthy trees which endangered the successful growth
- of healthier trees and bushes were removed
- Lower branch levels were raised as needed



Landscaping Accomplishments

Walkways

Large stones were realigned to form a safer walkway

Smaller stones were added as needed to improve safety and appearance

Bushes and Plants

After meeting with our landscape captains to assess their wishes and needs, existing plants were relocated, divided or removed as needed. New plants were purchased and planted. Winter damaged plants were addressed

“Fine tuning” of all community areas will continue as needed in the future.

Once again, chrysanthemums will be planted for the fall season.



Thanks to all of the Landscape Volunteers

As Landscape Director, I, and our Board members, applaud and appreciate the efforts of these fine neighborhood Captains and volunteers who give so generously of their time and work to improve the appearance of our QVHA neighborhood for the betterment of us all.



Area Captains and Volunteers

Don and Michelle Allen
John Barron
Jack and Gail Buckley
Gary Corrigan
Martha Cosgrove
Joanne and Greg Gennaro
David Howell
Bruce and Martha Johnson

Gary Johnson
Bruce and Carol O'Hara
John Pitts
Dan Sweeney
Bruce Willard
Frances and Gavin Yamamoto
Pam and Steve Susidko



Irrigation and Assistant Volunteers

David and Cynthia Capite

Oscar and Tamara Khutoryansky

Carolyn Markowski

Bob and Mary Michalik

Michael and Judy Switzer

Karen Tierney

Closing the Books on 2020

QVHA Budget vs Actual 2020			
2020 EXPENSES	Budgeted	Actual	Comments
LANDSCAPE	\$ 9,600.00	\$ 9,258.23	
SITE IMPROVEMENTS	\$ 5,000.00	\$ 5,068.42	
OFFICE	\$ 750.00	\$ 926.88	Note 1
INSURANCE	\$ 2,500.00	\$ 2,211.00	
ELECTRICITY	\$ 275.00	\$ 181.55	
ACCOUNTING SVCS	\$ 1,000.00	\$ -	
LEGAL FEES	\$ 500.00	\$ -	
TOTAL EXPENSES	\$ 19,625.00	\$ 17,646.08	
INCOME			
INTEREST	\$ 100.00	\$ 437.55	
DUES	\$ <u>20,600.00</u>	\$ <u>19,600.00</u>	Note 2
TOTAL INCOME	\$ 20,700.00	\$ 20,037.55	
Net	\$ 1,075.00	\$ 2,391.47	
CASH POSITION 12/31/2020: Cape Cod Five			
Checking		\$ 9,464.22	Note 3
Money Market:.05%		\$ 1,943.17	
CD:1.49%		\$ 28,913.24	
CASH BALANCE 12/31/2020		\$ 40,320.63	
Note 1: Microsoft and P.O. Fees			
Note 2: Five unpaid assessments			
Note 3: Includes prepaid assessments for 2021			

2022 Proposed Budget

QVHA Proposed Budget 2022		
EXPENSES		
LANDSCAPE	\$ 10,000.00	
SITE IMPROVEMENTS	\$ 5,000.00	NOTE(1)
OFFICE	\$ 1,000.00	
INSURANCE	\$ 2,500.00	NOTE(2)
ELECTRICITY	\$ 275.00	
ACCOUNTING SVCS	\$ 200.00	
LEGAL FEES	\$ 500.00	
TOTAL EXPENSES	\$ 19,475.00	
INCOME		
INTEREST	\$ 100.00	
DUES	\$ 21,000.00	NOTE (3)
TOTAL INCOME	\$ 21,100.00	
NET	\$ 1,625.00	NOTE (4)/(5)
NOTE (1): Budget for annual improvements		
NOTE (2): Association liability coverage and director's coverage		
NOTE (3): Based on 105 assessments at \$200/assessment		
NOTE (4): Year-end net to build up reserves to cover unplanned expenses		
NOTE (5): Board of Directors recommends assessment remain at \$200 for 2022		



Board Positions Overview

Tony Venuti - President

Gary Johnson - Treasurer

Christopher Nelson - Secretary

Ed Markowski - Landscape Coordinator

Paul Robillard - Director



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