

**SHARPLEY CIVIC ASSOCIATION ANNUAL MEETING**  
**March 20, 2023 via Zoom**

**Attached are notes which reflect comments made in addition to the Agenda that was presented. Some of these reflect interest expressed by those attending.**

1. Welcome: Marilyn McGowan, President, Sharpley Civic Association, greeted guests and reiterated the Board's dedication to enforcing timely payment of dues and Sharpley's Deed Restrictions. Marilyn thanked neighbors for attending via Zoom.
  
2. NCC Police Department Community Awareness Update: Corporal Kristen Hester, NCC police, reminded residents to keep their car and garage doors locked and to not store extra key fobs in adjacent vehicles. Packages are also being stolen. Do not create opportunities for crime to happen. Spring always sees an uptick in car theft. Report non-emergency issues to 302-573-2800. Residents can also keep abreast of local crime on the local crime mapping website of NCCPD. Local crime is trending down. There was an incident on Ashford Rd that was reported of someone checking car door handles. Be mindful of the recent spate of catalytic converter thefts. Corp Hester can be reached at kristen.hester@newcastlede.gov
  
3. Review of Minutes from last Annual Meeting: Adriana Marini-Cossetti, Secretary - Meeting minutes were approved and will be posted on Sharpley website.
  
4. Treasurer's Report and Proposed FY 2023-2024 Budget: Mike Stetter, treasurer  
Mike Stetter provided figures to March 2023 and 91% of dues have been paid, this is a record number for SCA. Dues payers will receive the benefit of tree care and the Sharpley Directory. Mike explained most of the dues go towards tree care, community events and snow removal. Dues will remain the same for 2022-23. Mike Stetter encouraged Sharpley residents to remind their neighbors to pay their dues. Budget was approved. Total income was-\$181,235.08 -this covers the aforementioned items. Total operating cash is \$53, 427.61. Year 1 of the Tree Assessment is at 71% of residents participating. Mike also previewed the Proposed Fiscal Year Budget for April 1,2023-March 31, 2024. The Board will review and adopt the final version of the FY'24 Budget at the first monthly board meeting of the new fiscal year on April 10, 2023.
  
7. Audit Update: John Mercante conducted an audit on the SCA bank accounts. This is done annually to assure that everything is in compliance. All accounts were checked and all are in good standing.
  
5. New Business: District Representative Elections, Raisa Rivero explained the election process

and duties of the representatives. Elections were held for districts 1, 6 and 9. SCA will vote at the separate meeting for the president, vice president, secretary and treasurer positions. Greg Lavelle has stepped down from the district 6 representative position. The following community members were approved-

- Jude Serge- District 1
- Jim Julian - District 4
- Marilyn McGowan-District 9

6. Architectural and Deed Restrictions: Steve Szaroleta was absent and Marilyn McGowan spoke on his behalf-reminded the community to uphold the deed restrictions and standards that make Sharpley a great neighborhood. Violations have been addressed and will continue to be addressed until residents are compliant. Board approval must be granted **before** starting any new construction. Under the Policy, the resident must submit his or her plans to the adjacent and abutting neighbors for review and shall obtain each neighbor's approval or disapproval. However, a neighbor's approval or disapproval does not dictate the Board's decision. When considering whether to approve or disapprove a proposal, the Association shall give due consideration to the neighbor's approval or disapproval, but shall only be bound by the Sharpley Deed Restrictions and the policy guidelines. Residents were reminded not to park boats or trailers for extended periods in their driveways. Marilyn advised residents to read the deed restrictions in the handbook.

7. New Neighbor Welcome Committee: Danielle Rossi, spoke on the committee and its mission to let new neighbors know about the deed restrictions, neighborhood news, events and dues information. New residents will receive from the committee the Sharpley handbook, dues information and district maps. If a new resident moves in, please alert the district representative so that they can be welcomed.

8. Neighborhood Socials-June 10th will be the annual garage sale date.

9. Tree Committee Report: Marilyn McGowan gave a brief explanation of the Street Tree Committee. Marilyn reviewed the number of trees that were trimmed, removed, and replaced. Sharpley will take down and replant trees for neighbors who have paid dues for 5 consecutive years. The Tree Assessment has greatly increased the pace at which SCA is now able to address the dying trees. SCA will hear in early April as to whether or not they were awarded the 2023 tree grant. If awarded, it will pay for 50% of a planned online tree inventory conducted by Davey's. The species, location, and condition of each street tree will be indicated online and downloaded to Excel for practical daily use. Gator bags are no longer being supplied by the tree companies. If you need one Marilyn has them in storage.

10. Questions from neighbors: Stop sign removal at intersection was addressed. Speed bumps and speeding neighbors were discussed. It is up to the resident to be a cautious driver. The abandoned vehicle was successfully removed. Annual meeting will continue on Zoom because attendance is much greater than in person. Community wide sidewalk repairs are not being done but a resident did recommend Bradley and Sons Concrete 302-836-8031.

Adjourn – 58 members attended the Annual Meeting via Zoom.

By Adriana Marini-Cossetti