

**SCA MEETING MINUTES**  
**June 20<sup>th</sup>, 2016**  
**Swim & Tennis Meeting Room**

**Board members present:**

President: Tim Hollis

Vice Pres.: Bobby Andrews

Secretary: Michelle Hollenshead

Treasurer: Jessica Bennett

Director: Jamey Eagles

Director: David Gray ABSENT

- I. Welcome and Opening Remarks - Tim
  - a. Brief discussion of new GM at GC and joint efforts to solidify good relationship with the club in hopes of enhancing the experience for homeowners. Joint letter going out to GC members as well as HOA.
  
- II. Swim & Tennis - Harold
  - a. Update
  - b. End of Summer Party
    - i. Saturday, September 3<sup>rd</sup> : Adults will be at the Club House and children will be at the pool.
  
- III. Financial Reports - Harold
  - a. Past due notifications
    - i. Three new liens filed as now as well as re-filing liens as needed.
    - ii. Lawn maintenance on foreclosure
  - b. Any large or unplanned invoices
  - c. 24 hour Guard Services
    - i. Lengthy discussion of pros and cons of 24 hour Guard Service to begin in January 2017.
    - ii. Jessica made motion to begin process to move to 24 hour guard service beginning in January 2017. Jamey seconded the motion. All in favor. None opposed motion.
    - iii. HOA dues will be increased to cover some of the added expense for 24 hour guard service.
    - iv. Letters will go out to homeowners September 1<sup>st</sup>, as required in bylaws (90 day notice to homeowners)
    - v. Discussion of DL scanner for guard in order to speed up entry process. Estimated expense of \$1000 for scanner.
    - vi. Initiate 2 lanes at entrance. One for residents and other for visitors to sign in with guard.
  
- IV. Covenant Enforcements - Harold & Tim
  - a. Action taken on delinquent residents
    - i. New liens filed and old liens re-filed as needed.

- b. Problems needing attention
    - i. Lawn maintenance on foreclosure
- V. Real Estate Report - David ( not in attendance for discussion)
- a. New Residents
  - b. New Listings
  - c. Sold Properties
- VI. Fence Bids Modica Lot - Tim
- a. Three different bids submitted - board opened bids for review at meeting. After discussion and comparison of all bids submitted.
    - i. Bid #1 for \$23,022.50
    - ii. Bid #2 for \$23,900
    - iii. Bid #3 for \$14,286
    - iv. Michelle made motion to accept bid #3. Jessica seconded that motion. All in favor. None opposed.
  - b. Landscaping
    - i. Fungus on Hawthorns
    - ii. Wed is regular maintenance day for lawn service
    - iii. Season color as opposed to constant maintenance & expense of flowers planted throughout the year. Suggestions of Drift Roses & Stella De Oro
    - iv. Matthews refund and repair
- VII. Grounds, Wetlands, and Ponds - Bobby
- VIII. Miscellaneous - Tim
- a. Calls regarding ATT workers around neighborhood
    - i. After investigation, workers are within legal rights to enter and exit property. Can do so without prior approval or notification. They must make reasonable effort to put back together lawn.
  - b. Homeowner asked the HOA to cut down shrubs in island and leave only grass.
    - i. Board agreed to trim height of bushes but not to completely eliminate all shrubs in islands.
  - c. None licensed drivers on course as well as after hours personal use of the golf course - trespassing will be enforced
  - d. Complaint of Oxygen Van parked in streets. (Another reason for 24 hr. guard service.
  - e. Yard of the month - TBC
- IX. Adjourn - Tim