

HOA Meeting 10/23/12

Minutes

I. Call Meeting to order 7:30

II. Quorum set. Teresa Russo, Gail Frazier, Leslie Rambert
Michelle Omadigan

III. Board position – Gail Brown, Sheryl (on Blue Palm)? Neither showed for meeting. Made attempt to fill the Board position.

IV. Approval of Last Minutes – approved as written.

V. Treasurers Report – BB&T is close to Fed limit. May consider getting a 3rd Bank Acct, depending on what expenses are coming up. Pool account has \$40 Resurfacing did it come out of the Operating Acct? Yes it did. Should have come out of reserves. Need to transfer money from Reserves and put in Operating.

VI. Old Business

- a. Gutters – AV to get new bids on Gutters.
- b. Ground work behind the buildings – on hold, after the gutters.
- c. Lift station – AV to get bids on new Lift Station. Vortex will work somewhat better.
- d. Road resurfacing – (Seal coating). AV recommends doing after the painting next year.
- e. landscaping – meet with Landscape company and walk the property.
- f. insurance. Teresa makes motion to accept insurance renewal as is. Gail 2nds. All approved.
- g. accountants. Teresa wants a new one because corporate taxes were due in March and not done until August. Gail Flowers signed a 3 year contract. 2010-2012.
- h. pressure washed 4121 Keythatch. Need touch up job.
- i. Lights at entrance, AV to get bid and resend to us.
- j. Water Bill. Teresa will call and get info on how they are billing. Teresa called Anytime Plumbing. They didn't find anything. He shut off the water, and the meter wasn't moving. AV to send Teresa all water bills for the last 12 months.

VII. New Business

- a. Budget for 2013 year. Reviewed. AV will send dates for budget meeting.
- b. Community Garage Sale. AV to send an email blast. Michelle to work on. HOA to pay for ad in the Flyer. Michelle will bring receipt for the Flyer to be reimbursed.
- c. Did Eviction of 4222 Bismark. Replaced the locks.