



PO Box 80806
Charleston, SC 29416

Board Meeting Minutes

September 28, 2020 6:35PM

Attendees: 12

- **Welcome:**

- August Minutes Approved
- Board Members Present: Richard Mersenski; Brian Reilly; David Dubay; Samantha Kubinski

- **Neighborhood Participation:**

- Resident (Christopher) rented the clubhouse for October 24th and wants the approval to host a family rehearsal dinner as the event was already rescheduled from May due to COVID. Guest count of around 40 but no more than 50. Board will have to discuss in detail with the Attorney to see what type of waiver we could draw up for all the guests to sign so the Community would not be liable. David suggested that the guests dine outside around the pool area since it will be closed. Renters agree to thoroughly disinfect the Clubhouse afterwards.
 - Brian made motion to email the Attorney to draw up such release for liability and have it notarized – will contact the resident ASAP regarding an update
- Sabine present with a complaint regarding a motorized bike that has been driving around the neighborhood as it is very loud and gives off heavy smoke. The Board recommends her call the Police and reporting the resident of which the handmade bike belongs to
- Jade present to ask about an update regarding the meeting with Gold Crown Management. Samantha stated the Board has not met to discuss the meeting that Doug held with the representative named Jerry

- **Committee Reports:**

- **Safety & Livability Committee**

- Steve Ziker submitted all current receipts for the fence work that has been completed. Itemized total to date is \$342.36. Paid to Steve via check #1740
- Estimating another \$291 will complete the project – 4th quarter Regime Statements to hit the mail 10/1 so the second half of the costs will be reimbursed at the end of Oct.
- Need to decide if the posts need to be a specific color – Board agrees to galvanized
- Steve opened a Contractor's Account to save 15% on costs as well as reduction of a \$20 delivery fee

- Steve to draft a letter of appreciation for the Scout Master/Boy Scouts for providing all the labor and even covering some of the expense
- **Pool & Clubhouse Committee**
 - Pool will be opened until 10/16 but if the weather is nice it may remain open longer. The Facebook page will be updated if so
 - Jim Runnerstrom providing quotes on the Clubhouse repairs stated on the Termite Inspection report. Should be reviewed by mid-October
- **ARB Committee**
 - (7) Request for Approvals submitted and approved this month
 - (13) Violation Letters Mailed out 9/1/20
 - Fines discussed to be posted to accounts
 - Pressure Washing mentioned in the Newsletter as many homes are in need of
 - Discussion of eliminating “Letter A” all together and going start to “Letter B”. Board does not agree to do so. Instead keep as is but repeat violators should get “Letter B” immediately at the Board’s discretion
- **Misc. Business:**
 - Budget Meeting Schedule for 10/25/20 @ 7:30PM via Zoom – David to set it up for the group
 - Annual Meeting Notices to be mailed 11/1/20 for a 11/30 Annual Meeting date. Refreshment at 6PM and Meeting 6:30PM
 - Next HOA Board Meeting to be held on 10/26/20
 - Samantha has been working on quotes for the HOA trees that need immediate attention throughout the neighborhood. Motion to approve the Connor Tree Service quote & David to call the resident on Fox Lake regarding tree costs

Adjourned 6:55PM