

## Board Meeting – September 13, 2017

### Board Members Present:

Debbie Sapliway

Ron Modest

Larry Willis

Bob Sook

Jerry Sadauskas

The meeting was called to order by the President, Debbie Sapliway at 6:00 pm.

### Old Business:

Collection action has been initiated on all dues that remain unpaid.

The 5 mph signs have been removed and a new **20 mph** sign has been installed. A **slow, children at play** sign will be installed when received.

The water faucet at the boat ramp will work when the pump is on, and no changes will be made to the system.

Larry has submitted our insurance package to four companies, which includes our current company, for quotes. The companies are reviewing our coverage to evaluate if we are under or over insured and to submit a price. When the packages are returned, they will be reviewed by the Board and a decision will follow.

The Capital Reserve plan was reviewed with the Board. The Board is now studying the plan, and at the next meeting recommendations will be discussed and the plan will be voted on. If approved, the plan will be posted to our web site.

Ron will work with PAM on all aspects of the audit and report back to the Board at the next meeting.

Larry will coordinate a meeting with Benjy Hardee to discuss an acceptable solution to the erosion of the drainage ditch that runs through the community. Ken Elmendorf will be asked to add his expertise to the discussion.

Ron will contact our prior Attorneys to retrieve all legal opinions rendered in the year long correspondence regarding our ditches and ponds.

Reminder letters will be sent to all lot owners requiring clean up and about the dogs running loose.

Jerry Sadauskas will receive additional quotes on the mowing contracts.

## New Business:

Shawn Scott has submitted a plan on the lighting within the development to improve the lighting and reduce the costs. The Plan is being reviewed by Jerry Sadauskas and a final plan will be presented to the Board at the next meeting.

The ARC is reviewing the ARC Guidelines and the Boat storage problem and will present their recommendations to the Board in the near future.

The ARC is also reviewing the front gate issues and will present their recommendations to the Board in the near future.

A motion was made and seconded to increase the fee for issuing Certificates of Assessments to \$100.00 to be more in line with common practice. Ron Modest will be in charge of issuing the Certificates and will inform PAM of the change.

Debbie Sapliway is scheduling a meeting with H&H to discuss the ditches and boat ramp.

Ron Modest and PAM will reconcile the accounting for private new homes built or under construction during 2017 to make sure the Board and ARC haven't missed anything.

The Social Committee agenda and budget for the rest of this year and 2018 was approved by the Board.

Larry Willis will be the backup on the operation of the main gate.

Jerry Sadauskas has developed a landscape plan for the front gate and will solicit quotes.

Larry Willis is going to develop all the facts on the annexation with North Myrtle Beach so that the Board can present accurate pros and cons to the members and ask for your opinions.

The board briefly discussed the mowing of private lots, and a full discussion will happen at the next Board meeting

The next Board meeting will be Thursday, September 21, 2017 at 6:00 pm.

The meeting was adjourned at 7:40 pm.

The Social Committee agenda and Budget is:

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## Social Committee Budget

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Budget for remainder of 2017

Halloween October 29th 5:00 \$300.00

This will include the Hayride that we did last year, Bobbing for apples, witches pee, some extra decorations for trailer, beer, wine if possible, plates, napkins, and plastic ware and so on. If you have any other quick fun game it'd be greatly appreciated. We held this at our home last year and will be happy to do it again. Normally everyone brings an app or dessert and their alcoholic beverage of choice. We will have water and juice for kids.

Christmas Sunday December 10th 4:00 \$300.00

Christmas will be down at the dock, a timed wrapped game for the kids, mulled cider, plastic ware, bowls, plates, beer, wine, Grinch juice. A soup/chili cook off with a \$25.00 1st place prize. A bake off with a \$25.00 1st place prize.

Total Budget for 2017            \$600.00

Budget for 2018

Spring Fling Date TBD \$350.00

Burgers, Hotdogs, bring side dishes, and desserts, water, tea, condiments and a corn hole tournament with a \$10 entry fee per two person team.

Halloween October 28th 5:00 \$300.00

This will include the Hayride that we did last year, Bobbing for apples, witches pee, some extra decorations for trailer, beer, wine if possible, plates, napkins, and plastic ware and so on. If you have any other quick fun game it'd be greatly appreciated. We held this at our home last year and will be happy to do it again. Normally everyone brings an app or dessert and their alcoholic beverage of choice. We will have water and juice for kids.

Christmas Sunday December 9th 4:00 \$300.00

Christmas will be down at the dock, a timed wrapped game for the kids, mulled cider, plastic ware, bowls, plates, beer, wine, Grinch juice. A soup/chili cook off with a \$25.00 1st place prize. A bake off with a \$25.00 1st place prize.

Total Budget for 2018            \$950.00