HOA BOARD MEETING MINUTES 01/09/2019

Present at meeting were Scott Gee (President), Karen Green (Vice President), Kerry Raines (Secretary/Treasurer), Janice Barrilleaux (Trustee), and Tommy Unglesby (Trustee).

The official vote for appointment of Trustees by the current board was unanimously voted YES.

**Topics Discussed:**

\*Need to get passwords changed on all accounts and get PO Box key from King. Scott has list of items needed from previous board.

**Action** - All passwords have now been updated, keys for PO have been received, accounts have new board member names.

\*The check book needs to be balanced and bank statements reconciled (Last balancing - 4/01/17).

**Action** - Kerry and Janice balanced check book and reconciled outstanding payments.

\*Does Tiger Green need to be paid for January?

**Action** - Tiger Green is paid for all services up to this point.

\*Discussed previous boards contact with the HOA attorney. Will look for correspondence or billing. Scott will follow up with attorney.

**Action** - Kerry paid the attorney’s office for the meeting Ralph and Helen Robins, King Edwards, and Paul Basnight had with lawyer in 2018. Helen gave new board the meeting notes.

\*Address Changes / People in transition of moving?

**Action** - Kerry has updated the Current Homeowner’s List with new residents’ names and emails that were available. Janice updated the Google Group with new emails and names.

\*Delinquent 2017/2018 HOA dues. Were liens filed? If not, those need to be filed.

**Action** - Liens for the Lot 55 and Lot 27 are now filed for delinquent 2018 dues.

\*The DVD box in front of neighborhood should have a combination lock that the board knows. This would allow board to keep the security box key inside since there is only one.

**Action** - Scott will take care of this.

\*Lot 16 – Only home not making needed repairs. What are our legal options?

**Action** - Legal option is to sue for repairs as an HOA or individual homeowner.

\*Lot 10 – Need to send a demand letter or email regarding weeds and bushes cleanup. If they do not respond in 30 days, a lien will be placed and will have Tiger Green take care of it at homeowner’s expense.

**Action** - Homeowners were contacted and they hired a company to take care of the lawn/weeds/bushes.

\*Boats/Trailers visible from road - Should fines be imposed in hopes of compliance or should a lien be placed now for non-compliance?

**Action** - Discussion continuing as the board has been in contact with homeowners in violation.

\*Welcoming Committee Packet – Already have a Welcome Packet. Need to find out addresses of new neighbors and deliver them.

\*Architectural Committee Members Info– Lacie Herndon [lacie.herndon@yahoo.com](mailto:lacie.herndon@yahoo.com)

Conna Blackwell [conna.blackwell@yahoo.com](mailto:conna.blackwell@yahoo.com)

Dr. Barbara Humble [mannafam3@aol.com](mailto:mannafam3@aol.com)