



SLOA



Board Meeting – July 30, 2015

BOARD MEMBERS PRESENT:

James Mann, President
Karen Howerton, Treasurer
Dora Powell, Secretary

Rick Mathison, Vice-President
Rick Wilson, Director
Rodney Melvin, Director

MEETING LOCATION: Karen Howerton's Home

The meeting was called to order at 6:07 PM. All board members present.

MINUTES: Minutes from previous meeting were approved via email prior to this meeting.

TREASURER'S REPORT: Treasurer's Report Reviewed

Balances as of July 30, 2015

Checking Account.....	\$ 54,525.36
Money Market Account	90,056.96
Emergency Money Market Account.....	<u>25,009.87</u>
TOTAL.....	\$169,592.19

Payments (May 15, 2015 through July 30, 2015)

Check 1081: Blue Orchid Landscaping (Cut #3)	\$ 900.00
Check 1083: Blue Orchid Landscaping (Cut #4).....	900.00
Check 1088: Blue Orchid Landscaping (Cut #5).....	900.00
Check 1092: Blue Orchid Landscaping (Cut #6).....	900.00
Check 1094: Blue Orchid Landscaping (Cut #7).....	900.00
Check 1089: Karen Howerton (Storage Stop – 1 month and Admin Fee)....	58.13
Check 1093: Storage Stop (3 mos. storage fee).....	88.70
Check 1082: Rick Wilson (Key and Padlock – common area)	25.60
Check 1085: Al Laskowski (Fill dirt and sod for right of way repair).....	800.00
Check 1091: Tommy Taylor (Fertilizer for ponds).....	510.56
Check 1084: ECBC Water Authority (Water – May 2015).....	21.79
Check 1090: ECBC Water Authority (Water – June 2015).....	30.16
Automatic Draft: Baldwin EMC (Electric – May and June 2015).....	<u>342.00</u>
TOTAL PAYMENTS.....	\$ 6,736.94

Deposits (May 15, 2015 through July 30, 2015)

Annual Assessments	\$ 1,737.03
Interest: Money Markets.....	<u>13.11</u>
TOTAL DEPOSITS:	\$ 1,750.14

Treasurer's report reviewed and accepted as read.

Note: A new storage facility was rented as the previous one had increased the monthly rental fee. The new facility found is lower in price with a larger storage space.

OLD BUSINESS

UNPAID ASSESSMENTS

Unpaid Assessments (1 year) – 2 homeowners - Liens will be filed unless payment is received.

Unpaid Late Fee – 2 homeowners

Unpaid Assessments (2 years) - Attorney collected full payment from 1 homeowner and partial payment from another. There are still 2 homeowners not paid, and the attorney will be notified to take legal action to collect the outstanding debts.

DONOVAN LANDING ENTRANCE FENCE

Rick Wilson will meet in the near future with a contractor to discuss cost, type and scope of work.

DONOVAN DRIVE WASHOUT

Repairs have been completed.

CATCH POND SPILLWAY

The county tax records do not reflect that SLOA is the owner of the Donovan Drive/Riverlake holding pond, Sweetwater Pond, Sweetwater Pond common area, and Sweetwater Loop holding pond. Even though we have maintained and paid the taxes on these areas, the records of the county still show Navanod as owner of these areas. The Board will seek advice from our attorney regarding this matter.

O'SULLIVAN STREET SIGN

Street sign has been replaced.

NEW BUSINESS

DONOVAN CIRCLE CULVERT

This issue came to light due to a broken well pipe that was continuously pumping water. Once that problem was repaired by the homeowner, the problem of water running across the road was solved. Upon inspection, cleaning the culvert was impossible. The only other option would be to install a new culvert. This culvert had been stopped up since the late 1990's with no adverse effects, even during the latest floods, The Board decided not to replace the culvert due to the cost of replacing the culvert and repairing the road damage which would be caused by the repair to the culvert.

RIGHT OF WAY WASHOUTS

The Board discussed repair of several areas in the neighborhood.

BOAT LAUNCH TREE TRIMMING

Since there has been discussion at past annual meetings regarding improvements to the boat launch area, the Board has decided to have this area surveyed to determine where our property lines are before any trimming and/or improvements are contemplated.

SURVEYS

Since improvements in several areas have been discussed, the Board decided to have several common areas surveyed to determine exactly where the property lines are. The surveyor will meet with James Mann on Monday (August 3, 2015) to discuss what areas will be surveyed. The boat ramp and Juniper Road common area will be surveyed first. On hold pending discussion with the attorney regarding title is the Donovan/Riverlake holding pond and the Sweetwater Pond common area.

BLUE ORCHID

A proposal has been received from lawn contractor concerning year round maintenance. The board discussed this proposal and decided to get clarification on some areas.

ADJOURNMENT

A motion was made to adjourn the meeting. The motion carried and the meeting adjourned at approximately 7:10 PM.