



SLOA



Board Meeting – March 26, 2015

BOARD MEMBERS PRESENT:

James Mann, President
Karen Howerton, Treasurer
Rodney Melvin, Director

Rick Mathisen, Vice-President
Dora Powell, Secretary
Rick Wilson, Director

MEETING LOCATION: Karen Howerton's Home

The meeting was called to order at 6:00 PM. All board members present. Rick Wilson agreed to fill vacancy on the board.

MINUTES: Minutes were approved via email prior to meeting.

TREASURER'S REPORT: Treasurer's Report Reviewed

BALANCES AS OF MARCH 26, 2015

Checking	\$ 57,186.88
Money Market Account	90,041.78
Emergency Fund	<u>25,007.33</u>
TOTAL	\$172,235.99

EXPENSES

December 12, 2014 through March 26, 2015

Check 1058	Dixie Woodworks (Refinish Seminole Landing Signs)	1250.00
Check 1059	ECBC (Water November 2014)	21.79
Check 1060	James Mann (Envelopes for Invoice Mailout)	19.12
Check 1061	Karen Howerton (Stamps/Xeroxing for Invoice Mailout)	186.26
Check 1062	Dixie Woodworks (Final Payment – signs)	1250.00
Check 1063	ECBC (Water Jan 2015)	30.16
Check 1064	ECBC (Water Feb 2015)	30.16
Check 1065	Cube Smart (Storage fee – 3 mos)	132.24
Check 1066	Auto-Owners Insurance (Common Area Liability)	2297.00
Automatic Draft	Baldwin EMC (Electric – December 2014)	201.00
Automatic Draft	Baldwin EMC (Electric – January 2015)	165.00
Automatic Draft	Baldwin EMC (Electric – Feb 2015)	<u>172.00</u>
TOTAL PAYMENTS		\$5756.73

Deposits (December 12, 2014, through March 26, 2015)

Annual Assessments	\$ 29,907.10
Back Interest	4.02
Refund from Baldwin EMC	8.66
Interest: Money Markets	<u>13.10</u>
TOTAL DEPOSITS	\$ 29,932.88

OLD BUSINESS

UNPAID ASSESSMENTS

Unpaid Assessments (1 year) – 2 homeowners
Unpaid Assessments (2 years) - 2 homeowners
Unpaid Lien Fee (\$35.00) and interest (\$4.10) – 1 homeowner
\$.90 Underpaid assessment – 1 homeowner

As of 3/25/2015, 44 owners still have unpaid 2015 assessments.

DONOVAN LANDING COMMON AREA

The common area has been cleared of over-growth: trees were trimmed and cleaned of debris. The Board will determine the costs of supplies to build a small deck at the edge of water for those who would like to fish. The work will be done by board members and homeowners.

BOAT LAUNCH DOCK/LITTLE ERIN POND GATE

The Board received a complaint concerning gate being locked, asking how a wheelchair could access this area. The gate was locked due to four wheelers driving down to the pond on dam area. There is a sign that clearly states that no four wheelers or vehicles of any kind are allowed in the area as the dam could be compromised. The homeowner was directed to call a board member and gate would be unlocked for wheelchair access. Rick Wilson has key to gate.

The boat launch on Donovan Drive was inspected and it was found to be in good shape. The only thing that might be improved upon is new bumper guards on side of dock.

DONOVAN LANDING ENTRANCE

Project is still being discussed. There was discussion of placing large rocks to deter people from parking along Highway 90 and the entrance to Donovan Landing.

The Board also discussed using a low fence with rails. Rick Mathisen will get quote for material and labor cost of fence. The Board will discuss further.

BLUE ORCHID

The Board invited Blue Orchid owner Jake Singleton to the meeting to discuss scope of work and contract for 2015 mowing season. In the past, there has been problems with different homeowners giving instructions to Blue Orchid workers. It was determined that James Mann would be the #1 contact person and Rodney Melvin be the #2 contact person should James be out of town or unavailable. Homeowners should contact these Board members if there are any issues with the mowing.

Jake stated that, due to the size and number of snakes, he would like to keep the areas behind the dam on Little Erin Pond cut short instead of cutting only three times per year. They have had some close calls with very large snakes.

Beavers have been destroying areas of the bank on Erin Pond, and these beavers need to be removed. Several homeowners in the past have shot them. Rick Wilson stated that the game warden gave the go ahead to get rid of them as we saw fit.

NEW BUSINESS

POND STOCKING

The Board has given the pond committee the approval to stock ponds with catfish fingerlings, and these fish are on order. The cost was \$2000.00. The Board will communicate to the homeowners the need to catch and release all catfish under 14 inches long. This will give the fish time to grow. Pond budget for next year was submitted by the chairman of Pond Committee.

RIGHT OF WAY REPAIR

The Board will check right of ways for washouts and areas that need repaired. Those areas will be filled and sod laid as needed.

COST OF MAILOUTS

The cost of postage has been considerable due to the amount of material mailed out for annual meetings. To cut down on costs it was suggested that some of the material normally mailed out be handed out at the meeting. The Board agreed. (Note: All material will be available on the website for review.)

NEW COMPUTER

The treasurer reported that the current computer which is approximately 10 years old takes a long time to boot up. She asked if a new computer could be purchased, and the Board agreed to relook at this issues after she submits pricing.

ASSESSMENT INCREASE

The treasurer asked permission to put on the annual meeting ballot an increase of 10 cents of the annual assessment from \$174.90 to \$175.00. Checks for \$174.00 and \$175.00 are being received. It will make bookkeeping much easier to be rounded off. The Board approved.

NEIGHBORHOOD YARD SALE

An email has been received from a homeowner requesting that we have a neighborhood yard sale and for the Association to purchase the ads. The Board agreed that Craigslist which is free is a good venue to advertise yard sales. Also, after it is organized by the homeowner(s), the Association email list can be used to contact homeowners regarding the sale.

ADJOURNMENT

James Mann made a motion to adjourn the meeting. The motion carried and the meeting adjourned at approximately 7:30 PM.