

**MYRTLE TRACE HOMEOWNERS ASSOCIATION
CONWAY, SOUTH CAROLINA**

BOARD OF DIRECTOR'S MEETING – January 20, 2010

CALL TO ORDER: The meeting was called to order by Board President Tom Gray at 9:00 a.m.

ATTENDANCE:

Board Members present were Sheilah Reynolds, Tom Gray, Tom Dovey, Jack Von Deck and Cathy McElroy. Committee Members present were Dick Sievers – Activities Committee, Pat Hosford – Architectural Review Committee, Ted Ackley – Communications Committee, and Lyle Kershner - Property Committee and Guest Marleen Hanner from Neighbor to Neighbor. Also present were Dan Seeds and Lee Besemer.

Tom introduced the guest, Marleen Hanner from Neighbor to Neighbor, who gave a brief presentation of her organization which provides non-medical support services for the elderly and chronically ill which is provided by trained volunteers. Ms. Hanner had requested an opportunity to present this information to the Board in the event that residents of Myrtle Trace would be interested in volunteering or that there would be a need for these services in our community. The Board thanked her for the presentation and told her that they would make this information available at the volunteer reception which was being held in a few days.

Tom Gray requested that all cell phones be silenced for the duration of the meeting.

The Board honored the memory of the following deceased residents:

Jean Ragona, 135 Hickory Drive
Bill Millard, 120 Cedar Ridge Lane

The Board welcomed the following new residents:

Leroy and Elaine Fine, renters at 111 Hickory Drive
John and Nancy LaGrand, 107 Ashwood Circle

The draft minutes of the December 16, 2009, meeting were reviewed. **Jack Von Deck moved and Cathy McElroy seconded that the minutes be approved as submitted. All were in favor and the motion passed unanimously.**

ACTIVITIES COMMITTEE

Dick Sievers presented the Activities Committee Minutes from their meeting of January 11, 2010, and noted that their meetings are attracting many new members, having 15 to 18 in attendance at their last meeting.

He reviewed activities of the past month such as Pot Luck, Bingo, Coffee Klatch, Dining Out, New Year's Eve Party, and Breakfast at Pear Tree Circle. Some activities planned in the near future are Valentine's Day Party, St. Patrick's Day Dinner, Charity Garage Sale, and a Fashion Show. The Board instructed Dick that the tentative date of April 21 for the Fashion Show would not work because the Board meeting was being held on that day.

Dick informed the Board that the collection taken for the children of Hospice patients at Christmas time resulted in \$900 worth of gifts being presented to 14 grateful children. The Board thanked the Activities Committee and Lynn Peachey for heading up that worthwhile project.

The Horry-Georgetown Luncheon is scheduled for February 10 and the maximum reservations allowed were filled up the day after the event was announced.

The Myrtle Trace Mixed Chorus, headed up by Alta and Bill Fox, will have their first meeting on Thursday, January 28.

Tom Dovey moved and Cathy McElroy seconded that the verbal report of the Activities Committee be accepted as presented. All were in favor and the motion passed unanimously.

ARCHITECTURAL REVIEW COMMITTEE

Pat Hosford presented the minutes of the ARC from their meeting of December 14 and reviewed the agenda items on that report. She reported that the resident who was considering the use of synthetic lawn had withdrawn the request, although the ARC had approved the request.

Sheilah Reynolds moved and Jack Von Deck seconded that the ARC minutes be accepted as submitted. All were in favor and the motion passed unanimously.

COMMUNICATIONS COMMITTEE

Ted Ackley presented the Communications Committee report dated January 14, 2010. He stated that there was no meeting of the committee since the last Board meeting, although several items of business had been discussed among the members as reported.

Sheilah Reynolds moved and Cathy McElroy seconded that the Communications Committee Report be accepted as submitted. All were in favor and the motion passed unanimously.

PROPERTY COMMITTEE

Lyle Kershner gave a review of the Property Committee Report from their meeting of January 12.

Lyle reported that the lakes are looking good, probably because they are full from the heavy rains in December.

Pruning the trees which are overhanging onto common ground will not be a big problem because most of the residents have taken care of having the trees pruned themselves. Residents will be informed before the Property Committee takes any action on overhanging trees to give the homeowner the opportunity to have it done themselves.

Al Hardee has begun fertilizing the common areas in the front part of residents' front lawns. He will now fertilize all homes with no exceptions. Pat Hosford expressed her dissatisfaction with this practice as she prefers to take care of her entire lawn herself and feels that the Board will be hearing from other homeowners who share her feelings in this regard.

Parking on Myrtle Trace Drive was discussed. A “no parking” edict will not be a viable option as it is not always possible to park in a driveway due to the length of a vehicle with a trailer attached. Whenever possible, contractors should pull into a driveway of the residence where they are working, even if it means that the homeowner might have to borrow space in a neighbor’s driveway to park his own vehicle temporarily. A reminder to be a good neighbor and to use common sense will be issued in the News & Views.

Dan Seeds requested that a schedule for road surfacing be drawn up so that the future of dues increases can be seen. Jim Wilkison will be asked to comply with this request.

Al Hardee’s crew is working on the island on the Phase 8 side of Myrtle Trace Drive. They are replacing the timbers and doing some general clean-up of the plant areas. The work should be completed this week.

Lyle suggested that a committee be drawn up to gather stories, pictures and information concerning the history and beginnings of Myrtle Trace. The Communications Committee will work on gathering stories from the early years of Myrtle Trace to work up a history. They will ask for volunteers to work on this project.

Pictures for the clubhouse walls were discussed. There were several suggestions about what could be done and the Activities Committee will discuss the various options.

There was a recent incident of vandalism whereby some people gained access to the big ditch behind Wal-Mart via the dirt road which goes from Burning Ridge Road to that area. In view of this, Sheilah will contact the owner of that easement and request that some sort of gate or barrier be installed to prevent access to that area.

The pool will open on May 1. Dan will check with our lawyer next week concerning the possibility of DHEC preventing the pool from opening on time due to non-compliance of marker requirements.

Lyle presented a Check List for Clean-up and Maintenance of the Myrtle Trace Clubhouse for the Board’s approval. **Tom Dovey moved and Jack Von Deck seconded that the Board approve the Check List for Clean-up and Maintenance of the Myrtle Trace Clubhouse, a copy of which is attached for filing purposes only. All were in favor and the motion passed unanimously.**

Tom Dovey moved and Jack Von Deck seconded that the Property Committee report be accepted as submitted with the exception of a discussion concerning the sinkhole which will follow immediately after the Property Committee report. All were in favor and the motion passed unanimously.

A sink hole currently exists in the common area between 154 and 156 Myrtle Trace Drive where the run-off from Lake Grebe goes into the big ditch. The sink hole occurred because the underground piping has rusted out. New piping must be installed and 24” reinforced concrete is recommended for long life. Bids have been received and the total job will cost \$12,500 which is not in the budget.

Sheilah Reynolds moved and Tom Dovey seconded that the Board approve the expenditure of \$12,500 to replace the underground drainage system which has failed and caused a sink hole in the park area between 154 and 156 Myrtle Trace Drive. All were in favor and the motion passed unanimously.

BOARD OF DIRECTORS

TREASURER'S REPORT

Tom Dovey reviewed the Treasurer's Report with the Board.

CD's are currently being reinvested for 5 months, still holding on for a higher interest rate. Last year's road money will be invested in a short-term CD.

Sheilah Reynolds moved and Cathy McElroy seconded that the Treasurer's Report be accepted as submitted. All were in favor and the motion passed unanimously.

UNFINISHED BUSINESS

- A. Volunteer Reception: Tom Gray reported that the Volunteer Reception was all set for Saturday. Reported volunteer hours came to a total of approximately 23,000 hours which is an increase from last year.
- B. SB-30: Sheilah Reynolds reported that this bill has not been prefiled and is not expected to come up this year.
- C. Annual Meeting: Cathy McElroy reported that a nomination committee has been selected for the Board's approval for the 2010 meeting which will be held in February of 2011. Cathy presented a list of the proposed members. If approved, these names will be announced at the 2009 meeting which will be held in February of 2010. **Tom Dovey moved and Jack Von Deck seconded that the 2010 Nominating Committee be approved as presented. All were in favor and the motion passed unanimously.**

NEW BUSINESS

- A. Gate Sticker Policy: A resident has requested a third sticker as he is the owner of three vehicles and would like to have one on each vehicle. The current policy of two stickers per household will be adhered to and Tom Gray will respond to the resident's request by letter.
- B. Speeding on Myrtle Trace Drive: A letter was received from a resident requesting that the possibility of speed bumps once again be considered. The Board agreed that speed bumps are not a viable solution to the speeding problem on Myrtle Trace Drive.

Tom Dovey moved and Jack Von Deck seconded that the meeting be adjourned at 11:30 a.m. All were in favor and the motion passed unanimously.

Respectfully Submitted,

Lee Besemer