

Property Committee Meeting Minutes Tuesday 8 April 2008

Meeting convened at 1005A.M. In attendance were Jack Mehl (MTHOA Liaison & Acting Chairperson), Charlene Rose, Bruce Williams, Paul Alexander, John Beam, and Ron Grove.

Hardee Maintenance Work Schedule –

Weeding, common grounds maintenance. Charlene Rose asked Hardee to treat walkway from Burning Ridge Road to Candlewood for Fire Ants.

NEW ITEMS

Permits for Parking in Clubhouse Area

It has been noticed that a county truck parked in clubhouse area with no 'PERMIT' observed. Needs to be strictly enforced.

Names and Numbers of Contractors used by Property Committee

Charlene Rose has cleaned up and tabbed all files in the 4-drawer filing cabinet with numbers and contracts for vendors used by Property Committee. Although, it was suggested ALL CONTRACTS and information pertaining to Property Committee functions be filed in property committee file cabinet for easy access to members of committee.

Clubhouse Cleaning (Lily Carter) - 907-5338
Carolina Air Conditioning - 238-5805
NISSI Exterminating (Jim Pawlowski) - 449-5519
Waste Industries Trash Pickup – 397-5586 (Thurs Yard Debris & Trash)
Estate Management System (Lakes Mgmt) -
Ken's Pool Service - 651-5866
Stanley Steemer (Bruce) – 458-1042

Standard Operation Procedures (SOP)

Mr. Beam brought up the suggestion that there needs to be a SOP for exactly what are the responsibilities of the committee.

Sod Replacement

List was being prepared by Mr. Crow. Jack Mehl currently has list which includes last month's request from Mr. Salews (225 Cricket Ct) and area along Tern Lake from Driggers house (220 Glenwood) to area where

benches and palm tree rest area are located. Weeds and dandelions are growing there. The common area needs sod.

Phase Reports

No Phase Reports.

Garden Club – John Beam and Paul Alexander

Serious problem with residents walking dogs through garden, whereby they urinate in garden area. Need signs similar to 'NO SOLICITATION' signs in community in four sections of garden stating "NO DOGS ALLOWED". In addition, reiterating in NEWS AND VIEWS asking residents to please not walk dogs through garden area.

Squeaking Chairs in Clubhouse

Jack Mehl still researching if warranty exist on chair in Library of Clubhouse. Silicone spray purchased and in supply cabinet. Chairs will be sprayed by volunteers on Friday morning at 9A.M. to help with the squeaking sounds.

Ted Ackley was instrumental in repairing chairs that were in the back room which were broken.

Missing Red Reflectors on Posts

Paul Alexander (Phase V Representative) gave list of missing 'RED REFLECTORS' on small brown posts to Mr. Crow .

Bruce Williams found a reflective spray paint by Rustoleum which cost \$31.00 for six cans. Committee was in agreement and voted to purchase paint and try testing in area where most post are knocked down, which is area between Burning Ridge Road and Clubhouse (Pear Tree Lane).

Ken's Pool Contract for 2008

Volunteers will clean tables, chairs, etc and setup Friday 9A.M. 11 April. Ken's Pool Company to have pool ready and open on 1 May. 2008 DHEC permit has been posted in pool area.

Signs will be posted at Monitor's Desk upon signing in, stating where designated "SMOKING AREA" is located.

Monitors schedule is complete for summer 2008. Monitor's meeting will be held 12 April 10 A.M. at Clubhouse to clarify the duties of a "Pool Monitor".

Light Post on Hickory Drive

A new light post for walker's on Hickory Drive near path to Clubhouse was installed. Light near pool area was replaced with high pressure sodium.

OLD ITEMS

Wooden Gate Replacement to Pool Area

Board voted to inform Mr. Hanigan,(who accepted a bid in October 2007 for \$450.00 to replace a wooden gate similar to the current gate entrance to the pool), that another contractor (Mr. Scott Ferris, telephone (Cell 222-3842) or (home 397-0067) has been hired to replace gate within the next two weeks at the same cost of \$450.00.

Clubhouse Reservations – Charlene Rose

- Apr 9 - Phase VIII Coffee 9:30A.M. – 11:30A.M.
- Apr 12 - Myrtle Trace Breakfast 8:30A.M. – 10:00a.m.
- Apr 17 - Myrtle Trace Ladies Coffee 10:00A.M. – 12:00P.M.
- Apr 19 - Sinclair Party 11A.M. – 6:30P.M.
- May 3 - Kentucky Derby Partry 10 A.M. – 6:30 P.M.
- May 25 - Memorial Day Party – All Day
- June 10 - Election Day – Clubhouse closed for Activities
- June 24 - Election Day – Clubhouse closed for Activities

Tree Removal Common Ground

Mr. Alexander advises there is one tree on common ground which needs removing, due to beetle infestation. Mr. Alexander will check to verify the tree is on common ground. Brad at All American Tree Company (telephone 457-4306) has been used in the past. They give good rates when you have 2-3 trees removed at same time.

Ron Grove asked if after ARC gives approval that a tree is on common ground and should be removed, which is near Carroll and Jodie Akeley 102 Timberline Drive, can it be removed.

Street Lights – Joe Johns

A new street light at path to clubhouse on Berry Tree has been installed.

Garden Club – John Beam and Paul Alexander

On going. concerned about residents/neighbors walking dogs through garden, whereby they urinate on shrubs, flowers, etc. Need something in **News and Views**, in addition to signs similar to 'NO SOLICITATION' signs. John Beam asked if our TRASH PICKUP Company picks up 'YARD DEBRIS'. Need to call them each week before Wednesday to request "Yard Debris" pickup.

Monetary Fee for Property Committee Chairperson

Suggestion brought up by Mr. Williams that there may be a little more incentive to acquire a Property Committee Chairperson if a small monetary fee were paid, such as the contractors listed on MyrtleTrace web site. The responsibilities and duties of the Property Committee Chairperson are quite time consuming. More than just meetings. Lots of phone calls, estimates, repairs, liaison with Hardee Maintenance, etc.

Roads and Street Signs – David Day

Nothing reported.

Meeting Schedule for 2008 Clubhouse 10:00 A.M. Tuesday

Next meetings will be May 13, 2008

News and Views

Suggest reiterate asking residents/neighbors to refrain from walking dogs in garden area. Use area behind clubhouse and please pickup droppings of your animals. In addition, volunteers are always needed for the various committees, in addition to the Property Committee.

Meeting adjourned 1130 A.M.

Prepared by Charlene Rose