

## Spring Mills Board of Directors Minutes – February 18, 2020

Present: Stephen Casimir, Ed Flake, Ron Little, Tammy Catlett, Rick Greenwood, Heather Field and Michelle Showers.

Absent:

Meeting was called to order at 7:00 P.M. by President Stephen Casimir.

Minutes from the January meeting were accepted as submitted.

### **PRESIDENT’S REMARKS:**

Stephen opened and welcomed everyone. He addressed the visitors in attendance. The homeowners are on Radcliff with the stormwater drainage issues were inquiring on the progress made with plans to solve the drainage problem. Stephen and Rick informed them of the issues with getting a contractor to take the job and stressed that it is an ongoing and pending item on the agenda which has on-going follow ups and discussions in order to get the problem rectified.

Another homeowner came to ask if a tree will be planted to replace one previously removed. Heather let her know that a specific plan has not been made for that particular spot at this time.

### **FINANCIAL REPORT:**

Michelle Showers provided financial reports and bank balances. She and Heather also discussed potential expenses that would likely occur before the end of the Fiscal Year.

### **COMMITTEE REPORTS:**

**Administrative:** Michelle Showers provided an agenda for next week’s Annual Meeting. Stephen discussed the planned agenda.

**Architectural Control Committee:** Michelle Showers had no applications in January/February.

**Communication Reports:** Rick Greenwood had no news to report.

**Community Development:** Rick will be reaching out for volunteers for the Easter Egg Hunt that will be held on April 4<sup>th</sup>. Rick will be getting the eggs and egg fillers. Tammy will be getting the refreshments.

Rick proposed the idea of having two yard sales this year with one in June and one in October. Per discussion, June 13<sup>th</sup> and October 10<sup>th</sup> are selected dates for yard sales this year.

Tammy is planning to have a Summer Kickoff Party instead of the usual End of Summer Bash – tentatively scheduled for June 20<sup>th</sup>. The idea is to have an increase in attendance which has been fairly low for the end of the year party due to students being back in school.

**Compliance:** Michelle Showers provided a compliance log that shows all violations that are being managed.

**Grounds:** Michelle Showers said the trash/debris was cleaned up at the end of Chenault which appeared to be caused by a late brush hog swipe by Botanica.

Stephen pointed out that the new construction sidewalks and curbs appear to have wear and tear already and should not be deteriorating so quickly. Stephen would like to find out if Panhandle Builders will make the correct repairs. If not, he would like to know what the legal options there are for being deeded properties in need of repair.

**Pool & Community Park:** Ed Flake informed the board that Patrick Ditto has been hired as the pool manager in order to let Tammy and Erin scale back from pool management duties. Patrick was a long-time lifeguard for the pool and very familiar with the pool and the duties. He will serve as the pool manager 35-40 hours per week. Tammy and Erin will be training him.

Preston, of Super Splashers, advised Ed and Tammy to exchange the current pool pump for one with more horsepower. Super Splashers also strongly recommended making some repairs to the coping around the pool as it is a safety concern.

**Roads:** Heather Field met with Jeter Paving to check out the roads. He doesn't feel any roads need replaced at this time. He said that Morningside Drive was in the worst shape but felt that the repairs were not urgent and could wait until it was due to be replaced according to the reserve study. Jeter will provide a quote for the nature trail overlay paving the tennis court lot, a new path from the lot to the tennis court and for water runoff along the community park parking lot.

**Neighborhood Watch:** No news to report.

#### **Action/Discussion Items:**

- A. 2020/2021 Budget
  - a. Members discussed the 2020/2021 adopted budget.

#### **Old/New Business**

- Stormwater drainage onto Radcliff lots - POC Heather, ECD April 2020
- Bylaws amendments if needed – POC: Stephen, ECD March 2020
- Repaint speed bumps in spring – POC: Michelle, ECD May 2020
- Powerwash gazebo – POC: Michelle, ECD April 2020

**Upcoming Newsletter:** The article deadline for the May 11<sup>th</sup> newsletter will be April 23<sup>rd</sup>.

Topics for this newsletter include:

- President's message

- Manager's message
- New Construction status
- Pool opening
- Summer Events
- Library Showcase
- Yard Sale

### **Next Meeting**

The Annual Meeting will be held on Tuesday, February 25<sup>th</sup>. The next Board of Directors meeting is currently scheduled for Tuesday, March 17<sup>th</sup>.

### **Motion Summary**

Rick Greenwood moved to adjourn; Ed Flake seconded. Motion carried unanimously.

Meeting adjourned at 8:30 P.M.

Respectfully submitted,

Ashley Arch, Recording Secretary

Stephen Casimir, President, Spring Mills Board of Directors

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