

## Spring Mills Board of Directors Minutes –October 17, 2017

Present: Jeremy Shen, Robert Ayrer, Ed Flake, Tammy Catlett, Heather Field and Jessica Wood.

Absent: Stephen Casimir

Meeting was called to order at 7:00 P.M. by Vice President Jeremy Shen.

Jeremy welcomed Maxine Keller, homeowner, who wished to attend the meeting. He gave her an opportunity to address the board. She has a neighbor who has property markers on her land and she is upset as the markers do not properly mark their land. Heather will try to contact the neighbors but ensured she will not approve any architectural applications until the discrepancy is resolved.

Minutes from the September meeting were accepted as submitted.

### **PRESIDENT'S REMARKS:**

No remarks

### **FINANCIAL REPORT:**

Heather Field provided financial reports and bank balances. She stated nothing was out of the ordinary.

Bob Ayrer reminded everyone to get their budgets prepared for the January meeting to avoid having to handle it all via email.

### **COMMITTEE REPORTS:**

**Administrative:** Bob Ayrer had no additional comments.

**Architectural Control Committee:** Heather Field has had a few new fence applications. Most were standard and approved.

**Communication Reports:** Jeremy Shen reported communications have been pretty quiet. One resident sent a request via email to have her neighbors evicted due to two police visits. He will be responding and directing her to fill out a proper complaint form and what she feels her neighbors are in violation of.

**Community Development:** Ed Flake reported that he has the majority of volunteers needed for the Halloween Trick-or-Treating event. Tammy Catlett will be reaching out to someone else to

fill the last vacant spot.

**Compliance:** Heather Field reported that she has not seen many issues. There are some parking and trashcan issues but otherwise relatively quiet.

**Grounds:** Heather Field said that Jeter Paving completed their work but they did not do the striping of parking space lines. Nova Pennington completed his work but there have been a few other issues that have come up since. Residents who have dead trees on their property which pose a safety concern will be notified to have the trees removed.

**Neighborhood Watch:** Ed Flake received many calls from a lady named Sonia claiming that kids were buying drugs in the park area. Ed has pulled camera footage and cannot support her claims.

**Pool & Community Park:** Ed Flake reported that the pool is closed and fully winterized. The heater will be turned on in the pump room to avoid freezing issues.

**Roads:** No news to report.

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

**Rental Guidelines on the website:** Heather reported that the attorney did not have any issues with the guidelines. They can now be put on the website.

**Installation of boulders at new speed bumps:** Heather spoke with Robert Butts and he will install any boulders that need placed. Discussion rendered only placing one on Yale since Morningside no longer appears to be an issue.

**Draft Violation/Fine Policy:** Heather gave out a draft of the policy. She suggested a reasonable fine to be \$25.00 for an initial violation, an additional \$25.00 per day noncompliance fee with a maximum fine of \$900.00. She will make the changes and send a final draft for approval.

**Finalize Parking Policy for pool & tennis court lots:** Ed Flake will be sending out an email for approval of a sign to be made to prohibit any long term parking.

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

**Rewrite draft Violation/Fine Policy:** e.g. grass parking, basketball hoops, etc. POC- Heather; ECD Nov 2017

**Signage for new streets:** Adding street signage as new streets are completed. POC- Heather; ECD as street(s) are completed

**New Benches Installed:** 2 at tennis courts and 1 on the walking trail. POC- Ed Flake; ECD Mar 2018

**Signage for overnight parking:** Signage to prohibit stored vehicles. POC Ed; ECD Nov 2017  
**Bids for boardwalk/decking:** on asphalt path. POC – Heather, ECD Nov 2017

**Next Meeting**

The next meeting is currently scheduled for Tuesday, November 21<sup>st</sup>.

**Upcoming Newsletter**

The deadline for articles is October 20<sup>th</sup> with a distribution date of November 10<sup>th</sup>.

Heather will send out postcards to remind residents of the Santa Visit and decorating contest.

**Motion Summary**

No motions made other than adjournment.

Bob Ayrer moved to adjourn, Ed Flake seconded. Motion carried unanimously.

Meeting adjourned at 8:36 P.M.

Respectfully submitted,

Ashley Arch, Recording Secretary

Stephen Casimir, President, Spring Mills Board of Directors

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