

**MYRTLE TRACE HOMEOWNERS ASSOCIATION**  
**CONWAY, SOUTH CAROLINA**  
**BOARD OF DIRECTORS MEETING – June 15, 2016**

**CALL TO ORDER:** The meeting was called to order by Board President, Mary Johnsen, at 9:02 a.m.

**ATTENDANCE:** Board Members: Mary Johnsen, Darryl Rhodes, Dave Smyth, Nancy Southard and Pat Searles  
Committee Members: Pat Paxson - Activities Committee, Pat Hosford- Architectural Review Committee, Ted Ackley - Communications Committee, Ellen Elliott for Leo Reger - Property Committee.  
Also present were: Jim Luneke, Barb Artz and Diane Gascoigne

**NOTE OF NEW OWNERS:**

Stephen D. Gallion and Mildred E. Story closed on their property at 215 Beechwood Court on May 19, 2016.

Myrna Frederick closed on her property at 119 Mayberry Lane on May 26, 2016.

Sara Lee Williams closed on her property at 100 Laurelwood Lane on May 25, 2016.

John and Patricia M. McCourt closed on their property at 112 Timberline Drive on May 3, 2016.

Lisa Vawter closed on her property at 171 Myrtle Trace Drive on June 8 2016.

**APPROVAL OF MINUTES:**

There is one spelling correction to the May 18, 2016 minutes.

**Dave Smyth moved to accept the minutes of the May 18, 2016 Board meeting with the spelling correction. Nancy Southard seconded the motion. All were in favor and the motion passed unanimously.**

Darryl said at the last Board meeting it was stated that the funds for the developer installed drainage system in back of Bentwood Circle would come from next year's budget as it was not included in the 2016 budget. After more discussion it was determined the funds will come out of the Lake Fund.

**COMMITTEE REPORTS:**

**ACTIVITIES COMMITTEE** – Pat reviewed the written report of the Activities Committee.

**Darryl Rhodes made the motion to accept the Activities Report and Pat Searles seconded it. All were in favor and the motion passed unanimously.**

**ARCHITECTURAL REVIEW COMMITTEE** – Pat said there is just one report this month.

**Pat Searles moved and Darryl Rhodes seconded the acceptance of the ARC report. All were in favor and the motion passed unanimously.**

**PROPERTY COMMITTEE** – Ellen Elliott reported for Leo Reger. She said there was one correction to the written report. The last sentence of the last item under New Business should read, “There will be little or no effect on Myrtle Trace residents.”

**Nancy Southard moved and Dave Smyth seconded the acceptance of the written minutes for the Property Committee with the correction to the last sentence under New Business. All were in favor and the motion passed unanimously.**

**COMMUNICATIONS COMMITTEE** – Ted asked for Board approval to allow Pamela Reinhart to join the Communications Committee. She will assist Bonnie Longnecker in her duties.

**Pat Searles moved and Darryl Rhodes seconded that the written report of the Communications Committee be accepted as submitted and that Pamela Reinhart be approved as a new member of the Communications Committee. All were in favor and the motion passed unanimously.**

**TREASURER’S REPORT** – Darryl said Myrtle Trace finances are sound. They are in very good shape.

**Pat Searles moved and Nancy Southard seconded that the Treasurer’s Report be accepted as submitted. All were in favor and the motion passed unanimously.**

**NEW BUSINESS:**

- Fire-wise Presentation – This presentation by the SC Forestry Commission and Horry County Fire Department was held on May 24th with 34 residents in attendance. An assessment of Myrtle Trace property is being prepared by the SC Forestry Commission, which may enable us to become a Fire Wise Community, allowing our residents to work together to earn a grant that can be used to develop a Community Wildfire Protection and Prevention Plan. In order to implement this plan, a request was made for interested residents to contact Pat Searles.
- Williams Enterprises Specialty Contractor - Developer Drainage Issue – After conferring with Myrtle Trace’s lawyer, the Board is prepared to have Williams Enterprises do the necessary work behind Bentwood Circle for the amount of \$3,700.00. Letters will be sent to all homeowners affected by this work, which is expected to be minimal. The Board has named Pat Hosford as the Clerk of Works for this project.

**Dave Smyth moved and Nancy Southard seconded the motion to award this contract to Williams Enterprises for the amount of \$3,700.00. All were in favor and the motion passed unanimously.**

- Board Listening Session on June 7<sup>th</sup>, 2016. – 24 residents attended the Listening Session and various issues were discussed. A note will be put in “News and Views” answering some of these issues, and personal responses will be sent to other attendees.
  
- Myrtle Trace Storm Water Management System Maintenance Plan – The Board has decided to proceed with the Lake Maintenance and Preservation Study Committee recommendation to have Estate Management Services conduct a survey of 11 bodies of water in Myrtle Trace to ascertain the conditions of each. These surveys will then allow us to prioritize and proceed with any number of options that the committee has suggested. Mary again thanked the Lake Preservation Study Committee for their time and effort.

**Dave Smyth moved and Pat Searles seconded the motion to proceed with the survey of the 11 bodies of water by Estate Management Services at the cost of \$3,971.00.**

- Burning Ridge Golf Course – The Board has received a letter from Burning Ridge Golf Course concerning acts of vandalism on the course. Burning Ridge Golf Course is not implying Myrtle Trace residents are involved but wants all residents to know that unless they are a member of Burning Ridge Golf Course they should not be on the grounds of the golf course, and trespassers could be subject to prosecution. A copy of the letter will be posted on the Myrtle Trace web site and mention of it will be posted under Board Briefs in the July News and Views.

#### **CORRESPONDENCE:**

The Board received a thank you note from the family of William Roche for our donation to St. James Catholic Church, a note from Paul David Murray’s family for our donation to the ALS Association, a note from the family of Sunny Dickerson for our donation to Neighbor to Neighbor and a note from James A. Thompson’s family for our donation to Glenn Memorial United Methodist Church.

Remarks for the good of the order were made.

Pat Hosford said there is a New Resident’s Meeting on June 26<sup>th</sup>.

**A motion was made by Dave Smyth and seconded by Nancy Southard that the meeting be adjourned at 9:26 a.m. All were in favor and the motion passed unanimously.**

Respectfully submitted,  
Diane Gascoigne, Recording Secretary

