

MYRTLE TRACE HOMEOWNERS ASSOCIATION
CONWAY, SOUTH CAROLINA
BOARD OF DIRECTORS MEETING – December 15, 2021

CALL TO ORDER: Pat Paxson called the meeting to order at 9:00 a.m.

ATTENDANCE: *Board Members:* Pat Paxson, Bill Fox, Nancy Seeds, Nancy Southard and Mary L’Heureux

Committee Chairpersons: Ted Ackley - Communications Committee, Pat Hosford– Architectural Review Committee, Liz Maass – Property Committee, Cathy McElroy – Property Committee, Santo Perry – Activities Committee

Absent: Diane Connelly – Architectural Review Committee,

Contractors: Jean Hohenberger – Accounts Receivable, Jim Luneke - Administrative Consultant, and Diane Gascoigne - Recording Secretary

Also present were: Elizabeth Borkowski, Bob and Donna Ebling, Herman and Debbie Rebocho, Brian McGraw, Bob and Cathy Smith, Thomas Gray, Jr., Claudia Allensworth, Mary Johnsen, Dan Schaeffer, Lynda Moore, John Wycoff and Jeanne Niziol

RESIDENT PARTICIPATION: None

NOTE OF NEW OWNERS:

James and Darla Harlacher purchased 189 Glenwood Drive on November 15, 2021

Leon and Donna Deiter purchased 179 Glenwood Drive on November 15, 2021

Leon and Louise Carlin purchased 122 Boxwood Lane on November 15, 2021

James Schweer and Pauline Maclay purchased 183 Glenwood Drive on November 23, 2021

Bradford and Brenda Pearson purchased 214 Candlewood Lane on November 30, 2021

Terri Smith purchased 100 Berry Tree Lane on December 2, 2021

APPROVAL OF MINUTES:

Bill Fox moved and Nancy Seeds seconded the motion to accept the minutes of the November 17, 2021 Board of Director’s meeting. The motion passed unanimously.

ACTIVITIES COMMITTEE: Santo Perry reviewed November’s events and said there are still openings for the New Year’s Eve celebration at the clubhouse.

Nancy Southard moved and Bill Fox seconded the motion to accept the Activity Report as written. The motion passed unanimously.

ARCHITECTURAL REVIEW COMMITTEE – Pat Hosford said there are two agendas for review. She also gave the Board a page of the ARC Guidelines which they wish to make an addition to. This will be published in the upcoming “News and Views” for action to be taken.

Nancy Southard moved and Mary L’Heureux seconded the motion to accept the ARC Reports as written. The motion passed unanimously.

PROPERTY COMMITTEE – Liz Maass submitted a bill from Mr. D’s Tree Service to the Board for \$450.00 to trim trees and grind stumps.

Mary L’Heureux moved and Bill Fox seconded the motion to accept the Property Committee Report as written. The motion passed unanimously.

Liz also said two long tables and two card tables are being replaced by the Property Committee and the cost will be under \$500.00. Liz said the committee received a new bid for tree trimming on Cricket Court from Mr. D’s Tree Service. The quoted price had been \$250.00 and was reduced to \$225.00.

Bill Fox moved and Mary L’Heureux seconded the motion to accept the bid from Mr. D’s Tree Service for \$225.00 to trim the trees on Cricket Court

COMMUNICATIONS COMMITTEE – Ted Ackley announced that Donna Ebling has agreed to serve on the Nominating Committee for the next two years. He recognized Gary Main who delivered the “News and Views” for several years and is stepping down. Phoebe Lee has agreed to take over his deliveries.

Nancy Southard moved and Nancy Seeds seconded the motion to accept the Communications Committee Report. The motion passed unanimously.

TREASURER’S REPORT – Nancy Southard said as of November 30, 2021 Myrtle Trace remains on the up-side. The Board had projected that 36 homes would be sold in Myrtle Trace by the end of the year and 36 have been sold.

Nancy Seeds moved and Mary L’Heureux seconded the motion to accept the Treasurer’s Report as written. The motion passed unanimously.

OLD BUSINESS:

- **Annual Meeting** – February 5, 2022, at 2:00 p.m. at HGTC Auditorium.
- **Gate Decals** – Details will be re-posted in the “News and Views” as the wrong version was printed in the last edition. Action to be taken in January.

NEW BUSINESS:

- **Nominating Committee Update** – Bill Fox recognized the Nominating Committee members and said the three candidates for the two open Board positions are: Robert Ebling, Susan Granger and Robert Thibodeau. They will attend the January Board meeting and introduce themselves and make any comments they wish to make. Bill also said the annual meeting packets will be assembled on January 8, 2022 and will arrive in your paper boxes between January 8th and January 10th, 2022. There will be early registration on Friday, February 4, 2022 in the clubhouse from 6:00 p.m. until 8:00 p.m. if you have proxies to bring.

Three

- **New Secretary Position for the Property Committee** – Jeanne Niziol has been hired as a contract employee for the position of Property Committee Secretary.
- **Area HOA Presidents** – Pat Paxson said all the area HOA Presidents met with Mr. Vaught concerning the traffic problems we have and will experience more of due to the large number of homes preparing to be built on Myrtle Ridge Road. One question our Board had was in regard to a traffic light at our back entrance. We were told this will not be happening; however, within the next three years the city will be restructuring the intersection of Myrtle Ridge Drive and Highway 501. Future plans are to widen portions of Myrtle Ridge Road. Nancy Southard addressed the concerns we have all had about drainage and said the county will be doing work addressing this including enlarging the pipe.

CORRESPONDENCE: None

MEETING RECAP:

- Dan Schaeffer asked about a traffic light at the back gate. This had already been discussed.
- Pat Hosford said the ARC Committee is serving refreshments after the meeting for the Board members, contract employees and past presidents.

REMARKS FOR THE GOOD OF THE ORDER:

Pat Paxson thanked everyone for contributing positively to Myrtle Trace and welcomed Mary L’Heureux back. Mary L’Heureux wished everyone good health and safe travels. Bill Fox told everyone to be sure and mark their calendars for the January Board meeting and the Annual Meeting. Nancy Southard expressed special thanks to Elizabeth Borkowski, Pat Hosford, Mary L’Heureux, Liz Maass, Cathy McElroy, Donna Ebling and Debbie Rebocho for helping collate the updated pages for our Myrtle Trace notebooks. Nancy Seeds and the entire Board wished everyone a Merry Christmas and happy holidays.

Nancy Southard moved and Mary L’Heureux seconded the motion to adjourn the meeting at 9:37 a.m. The motion passed unanimously.

Respectfully submitted,
Diane Gascoigne, Recording Secretary
