

MYRTLE TRACE PROPERTY COMMITTEE

October 9, 2012

Present: Malcolm Macphee, Chair; Judy Beam, Board Liaison; Ellen Elliott; Earl Lee; Mike Reynolds; Dick Sievers; Dave Smyth; Nancy Southard; Charlene Rose; and George Thompson

The minutes of the September 12, 2012 meeting were approved. A question was raised about the spelling of bocce. (Ellen researched after the meeting. Bocce is the original spelling although it is often Anglicized to bocci.)

Section/Infrastructure Reports

- Phases 1 and 2 – Concerns raised about unkept common properties: Berry Tree circle and area between 100 Cricket Court and Myrtle Trace Drive. Malcolm will follow up with Al Hardee.
- Phases 3, 4, 5, 6, and 7– no problems
- Phase 8 – A light receptacle on the Lakeview sign needs repair. Dick will follow-up with Don Boutcher.
- Drainage issues on private property in all phases were discussed. These are a homeowner responsibility. Cleaning existing drains and/or installing new drains are suggestions for property owners.
- Clubhouse – One glass tabletop is broken. Charlene has researched possible options. Other suggestions were made which she will research and present at the next meeting. One idea presented was to obtain a sample on loan and test in clubhouse, getting resident feedback.
- Cabana/Pool – Malcolm is pursuing obtaining quotes to address problems with lights both in and around pool as authorized at the last meeting. These will be presented at the next meeting. Charlene announced that she is stepping down as Pool contact person. She has prepared a notebook with thorough information for the next person to assume this responsibility. The committee expressed thanks for her work over the past several years. Judy added thanks on behalf of the Board of Directors.
- Lakes – Mike suggested that the aerator in Swallow Lake be moved to the center to improve effectiveness.
- Roads, gates, signs, mailboxes and posts – no problems reported.
- Trees – One tree approved for removal; two trees checking to see if on common property. As dead, dying trees are removed from common property, there is a need to consider planting trees and/or shrubs in common areas to maintain the green environment that attracted many to Myrtle Trace. Nancy and Ellen will research options for possible plantings along Myrtle Trace Drive, opposite the clubhouse.
- Garden Club – Two events are planned: fall garden clean-up/wine party on October 26 and speaker on “Our Changing Gardens” on November 15. All are welcome.

Unfinished Business

- Myrtle Ridge Entrance – John Beam is working on sign. Malcolm will initiate implementation of other approved recommendations when sign is ready so that entire project can be completed at once.
- Bocce Court – work is progressing well. An initial meeting for interested residents is planned for October 20.

New Business

- Budget – Malcolm reviewed the current year-to-date figures, including budget, income and expenses. Based on this information, the Property Committee budget request for 2013 will be the same as 2012. At the next meeting the committee will discuss priorities for the remainder of 2012. The capital budget was reviewed. No changes were made in information presented.
- Clubhouse Chairs – Some chairs are broken and there have been requests to replace. Several ideas were proposed. Charlene will collect information on options for the next meeting.

Adjournment

- Meeting adjourned at 12:10 pm.

Notes taken by Ellen Elliott