

Property Committee Meeting

Tuesday, January 13, 2015

Present: Nancy Southard, Chair; Dave Smyth, Vice-Chair; Les Gerhart, Board Liaison; Charlene Rose; Lydia Baraga; Mike Reynolds; John Beam; Leo Reger; Paul Sallas; and Jim Wilkison.

A. Minutes: Motion made, seconded and approved to accept minutes of the Tuesday, December 9, 2014 meeting.

B. Old Business

1. Basketball Hoop Area - Paul Sallas presented proposal for basketball hoop area away from traffic, in a small area (19 ft. wide by 26 ft. long). The total cost for concrete, labor and basketball assembly is \$1,342.00. The cost of concrete and labor is contingent on concrete work being done when concrete is being poured at the pool. Motion made, seconded and approved to recommend to board approval of this project.

2. Storage Room - John Beam presented a tentative drawing of possible Clubhouse storage expansion. He has met with one contractor to get an idea of cost. He will review tentative drawing with members of his committee.

C. Section/Infrastructure Reports

1. - 7. - No problems reported in any phases.

8. Cabana/Pool - Work completed on deck apron; pool cover is on for the winter. Pool renovation work will be completed by April 15, 2015. We did learn that drains must be installed in the cabana restrooms according to DHEC regulations.

9. Clubhouse - New kitchen faucet will be put in next month. Charlene Rose said the refrigerator is leaking and needs to be replaced. Consensus was since final phase of Clubhouse renovation is scheduled for 2016 that a new refrigerator be included in that phase. A section of sidewalk need to be replaced since the roots of a pine tree have cracked the section and lifted it up.

10. Garden Club - John Beam reported that Ginger Sallas is the new Chairperson and she will also be doing the newsletter articles. Mr. Forrester will be making a presentation at the clubhouse on February 12th; the topic will on pruning.

11. Gates - Exit gate would not go up. Dave Smyth reported Carolina Light came out and made some adjustments and the gate is again working. Belts on both gates are frayed and are going to be replaced; this is a maintenance item, the

belts are five years old. The cost will be approximately \$300.00 for belt replacement and service call.

12. Lakes - Seventy eight (78) carp were delivered and placed in the lakes. Grebe Lake was recently treated for algae.

13. Roads - Jim Wilkison reported that he doesn't think any road work other than patching and sealing will need to be done for the next two years.

14. Signs - No problems reported.

15. Trees - Nancy Southard reported that three trees on Myrtle Trace Drive (2 in Lakeview section, 1 near Myrtle Trace main entrance) and one tree near the entrance to the clubhouse were taken down in December. A tree will be planted near the clubhouse entrance to replace the pine that was removed.

D. New Business

1. Winter Maintenance Projects - Al Hardee's men have rebuilt the rest stop area on Myrtle Trace Dr. across the street from 111 and 113 Myrtle Trace Dr. The wood which was supporting the area rotted and was a safety issue. The area was rebuilt using blocks, planting will be put in when the weather allows. Some of the other projects include: constructing new mailbox posts; finishing painting of mailbox posts; painting road posts; tamping around mailboxes; and building a retaining wall on the north side of Sandpiper Lake.

2. Table Tops - Nancy Southard reported that several table tops have lengthy scratches. Lydia Baraga some people are confused about whether they should put on table covers and when to remove the table extenders if they are on the tables. Nancy will address these two items in the newsletter. Charlene Rose found some vinyl covers which would fit over the table tops. The motion was made, seconded and approved to purchase two vinyl covers, two different colors, to protect the tables. Charlene will get feedback from residents as to color preference before additional covers are purchased.

2. Other - Charlene Rose reported that the Activity Committee has purchased some outdoor Christmas decorations for 2015.

E. Adjournment - Meeting adjourned at 11:35 a.m.

Notes taken by Nancy Southard