

Property Committee Meeting

Tuesday, November 8, 2016

9:30 A.M.

Present: Leo Reger, Chair; Ellen Elliot, Vice-Chair; Dot Silvernail; David Richter; Charlene Rose; Ron Grove; Paul Sallas; John Beam; Gary Cooper; Jim Wilkson

A. **Minutes** – motion made, seconded and carried to approve minutes of September 13, 2016.

B. Old Business

1. **Sinkhole Hickory Drive**– Sinkhole has been repaired and the pipe fixed.
2. **Storage Room Project** – Meeting today 11/9/ 2016 with Compass Design group. Hope to start project soon.
3. **Garden behind Clubhouse** – Al Hardee's group will now maintain the back section of the gardens.

C. Phase/Infrastructure Reports

1. **Phase 1 & 2** –Lots of trees down in this section. Complaints of mosquito problem behind houses on Dogwood Circle. Small pond needs to be sprayed or water removed.
2. **Phase 3** – No Problems
3. **Phase 4** – No Problems
4. **Phase 5** –Reported street light outage. Leaning light pole has not been fixed.
5. **Phase 6** – No Problems
6. **Phase 7**–Two light pole outages have been repaired.
7. **Phase 8** – There is an algae problem and odor in Lake Hummingbird, and water levels are low. Paul Salas is going to check it out.
8. **Cabana/Pool** –The closed drinking fountain needs to be stored. The debris on the deck around pool needsto be blown off every few weeks.Paul Sallas and Dave Richter willrepair the walkway between the clubhouse and the pool.
9. **Clubhouse**–Faucet in kitchen sink still has not been repaired. Need to review the check list with cleaning service. Toilet paper and paper towels are to be replaced by them. Complaints about cleanliness of the floors.
10. **Garden Club**– Many hands did a great job cleaning up the gardens on Saturday, 11/5/2016. Gardens looking very good. Two programs planned for November and December, a Pine Cone Wreath in Nov. and a Holiday Centerpiece in Dec.
11. **Gates** – Gates were left open during the storm. The exit gate blew off and was fixed.
12. **Lakes** – Two of the three transfer pumps were underwater during the hurricane. When the water levels went down they seem to be working fine. Paul Sallas and Mike Reynolds will look into elevating the pumps to prevent them from getting flooded in the future. There was a break in the electrical line on the Glenwood pump and there is no power to that pump. Paul Sallas is looking into fixing this problem.

13. Roads / Signs—Al Hardee’s group has repaired all the street signs, and will be repairing the poles on the leaning stop signs.

14. Trees— Many trees came down in our community during Hurricane Matthew. Several of these trees were on Common Ground. Will start with Phase 1 to remove these trees. Waiting for quotes.

D. New Business

1. **Drainage on Bentwood Circle** –The board has taken over responsibility for this problem. Will look for and research maps that show the drainage in Myrtle Trace.
2. **Matthew** – The majority of the home owners concerns have been addressed. Al Hardee’s group did a great job getting our community backinshape.

Adjournment – 10:55

Notes taken by Dot Silvernail