

## MYRTLE TRACE PROPERTY COMMITTEE

December 10, 2019

**Present:** Liz Maass-Chair, Donna Ebling and Mary L'Heureux-Board Liaisons, Gary Cooper, Walt Gardiner, Hank Grabarz, Tom Gray, Roger Kirschner, Richard McEvoy, Leo Reger, Herman Rebocho, Paul Sallas, John Sperger, Ellen Elliott- note taker.

Liz called the meeting to order and thanked the Board for the meeting refreshments. Walt moved that the minutes of the November 12, 2019 meeting be approved as written. Seconded and carried.

### Old Business:

- The new deep well is operational and Paul has completed the top.
- PSC has subcontracted the repair of 121 Myrtle Trace Drive driveway.
- The current contractor for pothole repair is not available to do the work until April, 2020. One option is to void the current contract and seek a different contractor who can do the work sooner. Before this is done it should be determined if this would void the seal coat warranty.

### Section/Infrastructure Reports:

- Phase 1 & 2: One streetlight out, Santee Cooper contacted
- Phase 3: no issues
- Phase 4: no issues
- Phase 5: New irrigation system being installed at 161 Myrtle Trace Drive. Contractor has been asked to stagger work vehicle parking to aid traffic flow.
- Phase 6: no issues
- Phase 7: no issues
- Phase 8: no issues

### Cabana/Pool:

- New inserts have been installed and pool cover stretched so it does not rest in water.

### Clubhouse Maintenance:

- Front door does not always close tightly. Notice will be put in News & Views asking residents to be sure to check door is firmly closed and lock completely engaged.

### Gardeners Gather:

- Front hanging baskets have been given a seasonal refresh.

### Gates:

- The two gate arms have been replaced so they are now matching in color. Concern over who has gate decals was raised. Rich will check with Nancy Seeds to verify and update the active list of eligible recipients.

### Lakes:

- Lake Grebe water level is low due to some diversion work done by golf course. Gary will ask course staff to provide a courtesy notice to Myrtle Trace when they are doing work which will impact HOA property.
- The well in phase 8 is operational and paperwork needs to be completed and filed with county.
- Consideration is being given to installing a privacy wall around two sides of new well by Lake Osprey to discourage trespassing.

- Estate Management is not able to access all of Lake Oriole by boat to spray for weed/algae control. Consideration is being given to building a ramp for boat access.

**Streets/Signs:**

- Prototype with new sign material has been installed at Loblolly. A proposal is being sought for cost of replacing all wooden street signs as they are deteriorating over time.

**Trees:**

- Budget has been expended for 2019. Board is asked to provide approved amount for 2020.

**New Business:**

- Two proposals have been received for repairing sidewalk at 109 and 111 Cricket Court. A third proposal is pending and should be available in time for Board consideration at their December meeting.
- The question of who is responsible for outside holiday decorations, specifically at front and back gate, was raised. Herman moved that the Property Committee assume this responsibility now and in the future. Seconded and carried.

The meeting was adjourned at 10:25 am.

Ellen Elliott, note taker