

Minutes of the Meeting of the Board of Directors
of the Lee's Crossing Homes Association, Inc.
April 11, 2017

Directors Present: David Burke, Joe Fenton, Melissa Drehs, Erroll Eckford, Angela Ford and Walt Walker.

A quorum being present, the meeting was called to order at 7:40 pm.

Voice of the Neighbor:

Residents Barbara & Michael Crowe, Nick Terrase and Steve Young were present.

Mr. Terrase reported that runoff from a Rockford retention pond was being dammed up by an old silt fence and was creating a mosquito problem near his property on Chestnut Hill Circle. He advised that the city seemed disinterested. Walt Walker agreed to report the problem to our property manager, David Waldrep.

Secretary's Report:

Walt Walker presented the minutes of the March meeting. The minutes were reviewed and approved by acclamation.

Treasurer's Report:

Angela Ford presented the financial statements for the calendar year through 4/10/2017. The bank account balance is \$192,836, reflecting the collection of most of the 2017 assessments (most of the year's expenses have yet to be incurred). All but 6 homes have paid the 2017 assessment, and those homes will be subject to late fees and further collection procedures.

After discussion, the financial statements were approved by acclamation.

ACC Report:

David Waldrep was not present, and the only ACC item regarded one particular home and was discussed in executive session. That discussion was to be reported to David Waldrep by Walt Walker.

Swim & Tennis:

Walt Walker reported discussions with Phil Wilfong regarding a potential move of the volleyball court to the rear of the tennis courts. It appears that the grading needs will be substantial and the volleyball players want some sort of shelter constructed (with electricity) near the proposed location. Phil indicated he will obtain grading bids. The Board tabled further discussions of this matter until an undetermined future date.

Erroll Eckford indicated a pool cleanup day should be called the weekend before the pool opens. Decision regarding the exact date is to be determined in the May meeting.

Joe Fenton requested \$270 to have the swim team blocks cleaned, sandblasted and powder coated. This was approved by acclamation.

Joe Fenton reported that the swim team was fully subscribed with over 100 swimmers.

It was reported that Jane Platt had other commitments which prevented her from serving as swim team monitor this season. The directors voted to place an ad in the May newsletter requesting applications.

Walt Walker was directed to put a summary of the pool rules in the May newsletter to give residents more notice of rule changes adopted in 2016 and 2017.

Walt Walker reported that the diversion of the drain sump line from the parking lot to the back creek was approximately 300 feet in length and, if buried, would cost approximately \$3,500. Walt indicated he was requesting a quote for a non-buried line and hopes it would be approximately \$1,200 (an amount previously approved). He also noted the portable pool vacuum approved last year would be ordered and ready for use when the season starts.

The Board voted that the pool shall open at 4 pm, Friday the 26th of May (the last day of school). Walt Walker was to communicate this change to American Pool.

Erroll Eckford requested that the pool furniture not be unstacked and put out until mid May, so that the pollen season will first be over. Walt Walker will so direct American Pool.

Walt Walker reported that the water feature mushroom pole installed in 2015 was broken and was not covered by the manufacturer's 1 year warranty. A new pole has been ordered by American Pool from Raindeck at a cost of approximately \$475. Walt also reported that a new bulb, seal and gasket will be installed on each of the underwater light fixtures at a total cost of approximately \$400.

Other

Joe Fenton volunteered to handle gathering the data and getting the annual graduation banner produced (to be installed in May). The Board approved \$300 for the banner.

It was noted by Jason Waters that Grant Rivera (the new superintendent for the Marietta City schools) would address our residents at a meeting in the Clubhouse on April 25th.

Joe Fenton requested approval of \$100 for vinyl signs promoting the annual neighborhood yard sale. Erroll Eckford will procure the signs. This was approved by acclamation.

Joe Fenton moved that we accept a bid of \$1,500 for Thompson contracting to furnish and spread 36 tons of crush and run gravel for the parking area at the top of the hill in the front of the neighborhood. This was approved by acclamation.

Discussion was had regarding the prior practice of having a welcome committee furnish new residents with Association documents (such as bylaws, covenants, directories, etc). No resolution was made.

Joe Fenton noted the new audio system previously approved would be installed on April 19.

External:

No items were discussed.

Adjournment:

There being no further items, the meeting was adjourned.

By: Walter Walker, Secretary