

**Lee's Crossing Homes Association
Board of Directors' Meeting**

Draft Minutes of the April Meeting
APRIL 18, 2013 ~ 7:30 PM

Board Members Present: President Erroll Eckford, Walt Walker, Angela Ford, Jim Martin, David Hettrich, Brad Herr

Residents and Guests Present:

- Bill and Sandy Wilson – 1337 Idlewyld Drive
- Bob Funk – 580 Lee's Trace
- David Waldrep – 1141 Chestnut Hill Cir
- Patty Witcher – 970 Laurel Field Lane
- Evelyn Akin - 1044 Chestnut Hill Cir
- Gordon Pfeiffer – 545 Basil Ct

Noting a quorum of the Board present President Eckford called the meeting to order at 7:40 PM.

Voice of the Neighbor:

No items of discussion were raised by the residents present

Review of Minutes from March 2013 Meeting

The draft meeting minutes was reviewed by the Board. Minor correction to date on document and reducing action items to one section were approved.

Action Items

Jim reported that the Mannings would not allow Coyote traps to be placed on their property where a den may be present. Other neighbors adjacent indicated they would support traps on their property with no cost to them or the LCHA. This item was approved to be closed.

Walt reported on cost to install lighting at the trash house. Estimates to install lighting were about \$1500. The Board decided that the cost was prohibitive at this time and was not approved. The Board agreed to close this item.

Erroll reported that the new sign to be posted at the front entrance when the newsletter is published is ready and will be posted with the May newsletter. Board agreed this item can be closed.

Brad reported that an estimate for replacing the mulch in the playground was requested from Georgia Landscape. This item is covered in the Landscape section of this document. The Board agreed to close this item.

Erroll motion to approve the minutes and Jim second the motion. The Board approved the minutes by voice vote.

Review of the Treasurer's Report

Angela Ford presented the Treasurer's report. Angela reported that 397 of 406 homes have paid their annual assessment to date.

Discussion was held on two homes that are vacant. Angela volunteered to check on the bank status of these properties and report to the board on her findings.

Jim made the motion to approve the treasurer's report and Erroll seconded the motion. The report was approved by voice vote.

Capital projects for 2013 were briefly reviewed along with discussion on purchasing a portable Defibrillator for the clubhouse/pool. Estimated cost of a portable unit is between \$1000-\$1900.

Landscaping

Evelyn Akin and Gordon Pfeiffer presented three proposals requested from Georgia Landscape to the Board for Landscaping improvements for the Front entrance and around the clubhouse. The proposals covered relocating some shrubs and for new plantings on the right side of the entrance as you are exiting Lee's Crossing. Adding a Rustic Stone wall and annual plantings near the end of white fence as it nears A.L. Burrus. Replace the mulch in the playground at the pool.

The Board after review of the improvements and cost approved the relocating existing shrubs and additional plantings along the right side of the entrance and the replacement of the mulch in the playground. The approved cost is \$1,976 after a \$300 credit from Georgia Landscape for the Tulip plantings that failed to grow.

ACC

David Waldrep reported that the typical early spring issues of cleaning up yards and mail posts were the main items. Discussion on having some of the sign posts needing painting. David agreed to see about contacting a resident that paints mailbox posts to see if interested in doing the work.

Swim Tennis

Walt reported that hiring lifeguards is in process and was waiting for a decision on Cody returning to guard this summer. Potentially three guards from last season would return.

Erroll asked if any pool rules need updating. The Board did not have any rule change recommendations.

A discussion was held about shifting the guard hours to have two guards on duty between 3-7 Pm instead of 1-4pm to provide better coverage when the pool is most used.

A new sign will be posted for the new hours between Marietta city schools starting in early August through Labor day.

A work day for the Board was agreed to for April 25 at 2pm to inventory the patio furniture.

David asked about any requirements by the ADA to have a pool lift. It was discussed that the city does not currently require private pools to have lifts. No action to be taken at this time.

Concerns over the degradation of the pool deck at the clubhouse end of the pool as discussed. David agreed to do some research into the options for repairing the deck.

External Report

No items were brought up for discussion

General Items

Walt noted that the Town Hall meeting at the clubhouse on speed tables was set for April 23 at 7:00pm. Erroll agreed to moderate the meeting.

Closed March Action Items

- 2012-10-11-01 Walt Walker to get a quote to add lighting to the garbage enclosure end of the parking lot. Closed
- 2013 -1-10-03 Jim Martin to talk to Mary Manning about placing traps on the Manning property. Closed
- 2013-2-21-01 Walt Walker to provide costs of keeping pool open on weekdays after school opens. Closed
- 2013-2-21-02 Brad Herr to get costs of adding mulch to playground. Closed
- 2013-2-21-03 Erroll Eckford to develop sign for front entrance announcing newsletter availability and ways to get a copy. Closed

April Action Items

- 2012-09-13-02 Erroll Eckford to get estimate to replace/repair pool furniture for 2013 season.
- 2012-10-11-02 Jim Martin to explore the function/cost of water mushrooms for the kiddie pool (expects quote at end of January)
- 2013-2-21-04 Board to reach out to residents not receiving emails to add them to the email list. Note: Gordon sent letters to all residents that were not on the email distribution asking if they wanted to receive email notifications and newsletters. This was completed in early April.
- 2013-04-18-01 David Hettrich to get cost estimate to repair pool deck surface.
- 2013-04-18-02 Angela Ford to check on Russet Ct property for foreclosure
- 2013-04-18-03 Board to assess Patio furniture April 25 2pm

The meeting was adjourned at 8:45 PM.

Respectfully Submitted,

Brad Herr