

Approved Minutes: June 19, 2018 LLPOA Board Meeting

In Attendance:

Paul Feldman, Tom Thomason, Paula Campbell, Tina Kleuckling, Randy Meadows, and Doug Dabbs.

Meeting Called To Order:

The Meeting was called to order by LLPOA President Paul Feldman.

Approval of Minutes:

A motion to approve the minutes from the 03/13/2018 Annual Meeting was made by Tom, seconded by Doug, and was approved by all members of the board in attendance.

Officers Reports:

Treasurer's Report: Paula Campbell:

\$ 10,873.25 in the checking account

\$ 21,529.26 in the money market account

\$ 919.46 in the Lake Committee Fund

\$ 33,321.97 total LLPOA funds

NOTE: \$500.00 is loaned from the LLPOA General Fund to a separate LLPOA Lake Committee Account to avoid additional monthly banking fees.

Paul stated that online banking records show the stated balances in both funds are correct.

64% of 2018 maintenance fees have been paid (vs. 50% this time last year).
\$782 in maintenance fees for prior years has been paid in 2018.

A motion to approve the financial report was made by Randy, seconded by Tom, and was approved by all members of the board in attendance.

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Vice President: Tom Thomason / ACC Issues:

Ongoing ACC Issues:

- Approvals for two roof replacements were made by the ACC.
- The construction of a screening fence and connecting gate completed a long standing ACC construction approval.
- Several covenant violation letters were mailed today and a neighborhood ride-thru is planned for next week.
- A meeting is scheduled with the owner of a rental property on Cypress cove to address ongoing covenant issues.

Secretary: Tina Kleuckling:

Committee Reports:

- **Lake Committee:** Paula Campbell
There is a tree down in Laurel Lake; the ACC has mailed a letter to determine who owns the property in question.
- **Social Committee:** Martha Fast (presented by Paul Feldman)
Contributions for the 2018 Must Summer Lunch Program will not be collected by the LLPOA this spring. We encourage all members that wish to participate to contribute directly to MUST Ministries for this effort. Donations can be made from May 29th to July 31st at the Chamber of Commerce Bldg. located at 502 Stegall DR. Jasper GA 30143. A list of needed items is available at www.mustministries.org/summer-lunch

Old Business:

- The 2018 version of our LLPOA Street Evaluation presentation has been shared with the City of Nelson. They discussed road maintenance for the entire city at their 3/5/18 City Council Meeting, as we suggested in our presentation. The Nelson City Council agreed to have GDOT evaluate all the city streets and make recommendations as to needed repairs. At this time they have not scheduled the GDOT assessment. They will contact us when they talk with GDOT and can hopefully allow a member of the LLPOA Board to participate in discussions with GDOT.
- Tom Thomason has asked the GDOT to attend our Board Meeting to discuss the impact of their sand/salt barn on Laurel Lake properties. The GDOT was unable to attend this meeting.

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- The Covenant Renewal Committee was formed in the March 13, 2018 meeting. A meeting with our attorney will be scheduled before our September Board Meeting to define the events and processes needed for covenant renewal in 2020.

New Business:

Discussion of the mailing of letters to residents in rental properties that are a modified version of our membership letters. The goal of this mailing would be to update renters on the issues impacting the properties and all LLPOA residents. These letters would not include member related information such as financials.

- A motion to approve mailing letters of this type at the same time our Membership Letters as sent was made by Doug, seconded by Randy, and was approved by all members of the board in attendance.

Reimbursement of Expenses to Board Members:

- Paula requested reimbursement of \$66.36 for stamps and cutting fees needed to mail our maintenance fee bills.
- Paul requested reimbursement of \$60.00 for stamps used in mailing our June Membership Letters.
- A motion to approve these expenses was made by Tom, seconded by Randy, and was approved by all members of the board in attendance.

Open Comments from the Membership on LLPOA Topics

Robert's rules of Order and 5 minute time limit apply to speakers:

- Ike Grove suggested we ask the owners of all rental properties give a copy of our covenants to their renters. He also asked if anyone knew why trees are being removed on old Hwy 5. No one had an answer for him on the significant tree removal that is in progress.
- Doug Dabbs asked that all residents slow down when driving and kids (and adults) are driving go carts and ATVs in the street.
- Lamar Kellett Stated that go carts and ATV vehicles without tags are not allowed to operate in the street He suggested anyone seeing this type activity to report it to 911. He feels doing so may save someone's life.

Adjournment:

A motion to adjourn the meeting was made by Randy, seconded by Tom, and approved by all members of the board in attendance. Paul thanked everyone for their participation and adjourned the meeting.