

Silver Oaks Homeowner's Association – Phase 1

Board Meeting

13th September 2005

Location:

Davidson Middle School

In Attendance:

Kim Bowman	682-7252	phil-dirt@cox.net
Thomas Calhoun	423-0178	tcalhoun@woodlawnbaptist.com
Barbara Cole	682-5283	franzcole@cox.net
Darren Etheridge	423-0830	detheridge@clerkofcourts.cc
Jack Hughes	423-0877	jackh707@aol.com
Ed Santos	682-2911	hmd5859@cox.net
Margo Vickery	423-0996	m Vickery1@cox.net
Johnny Williams	689-4495	johnny.williams@cox.net

Absent:

Mike Zoltek	689-8598	mzoltek@anobles.com
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Membership Attendance:

5 home/lot owners were present.

Call to Order

Ed called the meeting to order at 6:40pm.

President's Welcome:

Ed welcomed all to the meeting.

Treasurer's Report:

- We had \$550.06 in Income last month but paid out \$3,491.02 in Expenses. We had two large bills, \$938.20 for a repair on the Irrigation System and \$1109.86 in General Insurance. See attachment 1.
- The Collections Report as of now shows that we have 10 homeowners/lot owners with unpaid 2005 dues, mostly builder's lots. \$2,625.00 in dues has not been collected as yet. Collection letters went out last month.

Minutes:

9th August 2005 Board Meeting Minutes were approved as read with one change:

9th August 2005 Board Meeting Minutes under minutes should read:

12th July Board Meeting Minutes were approved as read.

ARC Issues:

- The AR committee has approved request on Lot 33B Sorrel Ridge Rd.
- The Whites of 5853 Saratoga Drive had their full house generator install approved.
- Margo made a motion, seconded by Johnny, that any new business brought up by a board member should be made in the form of a motion, seconded, discussed, and voted upon. The vote was unanimous by all members present. Motion carried.
- Jack made a motion, seconded by Kim, that requests, with a sketch attached, for all In-Ground Basketball Hoops should be submitted to the AR committee for approval. The vote was unanimous by all members present. Motion carried.

President's Old Business:

- Ed talked to the owner of (Lot38a) asked him to take care of the Cinderblocks on the lot and also told him the overall condition of the lot is not acceptable under our Covenants. If not taken care of by September 21, 2005, Ed will have someone take care of it and bill Mr. Korleski for the work done. Action: Ed.
- Lighting fixtures for front entrance installed. Loftus Electric charged \$900.00 for the install.
- Johnny stained the walkover bridges. They look great. Street signs need new numbers and Silver Oaks decals. Some of them are in bad shape. Action: Ed
- Ed has been aggressively trying to get undeveloped lot owners to cut back their lots. If they don't Ed will have it done and bill the undeveloped lot owners for the work. Action: Ed

President's New Business:

- There are some issues with K&R Cuts on the landscaping:

Some bed edging needs to be done

Weeds in the front beds need to be taken care of

Beds need more mulch in some places

Some sprinkler heads are spraying on the road

Sprinkler timing needs to be adjusted. Sprinklers run well into the afternoon.

We would like donuts placed around sprinklers on the edge of the road

Ask what the additional cost would be to our monthly cost to regularly maintain three retention ponds. One is taken care off by a homeowner. Action: Margo

- Ask Savannah Lawn care what they would charge to maintain three retention ponds on a regular basis. Action: Darren
- November 5th will be the date of our Annual Meeting.
- Ed has a meeting set for September 23, 2005 at 10:00am with the Association Attorney on the variance issue. Conservative figure to cover the cost of this is \$1,000.00.
- The Lamkins of 2640 Sorrel Ridge Road were the recipients of the Yard of the Month for September.
- A new sign will be ordered for homeowner notification of Board Meetings. The website identification will be added. Motion made by Jack, seconded by Kim. Vote was unanimous by all members present. Motion carried.
- Jack volunteered to do pressure washing needed up front. Action: Jack
- Barbara and Heather Coleman volunteered to decorate for the holidays, (Halloween, Thanksgiving & Christmas.).
- The website needs a few bells and whistles added. Action: Thomas and Darren.
- The dumpster on lot 42 needs to be emptied and moved further back. Action: Ed
- Ask Karen Figueroa if she will restart SOHOA newsletter. Action: Ed.
- Barbara has the name of a person who will supply parts for mailboxes.
- Jack made motion, Thomas seconded, that requests for placement of all satellite dishes be brought to the attention of the AR committee. Vote was unanimous by all board members present. Motion carried.

Attachments:

1. Treasurers Report

Meeting adjourned: 7:55pm

Next meeting: Tuesday October 11th 6:30p.m.

Attachment 1

SEP-13-2005 11:43AM FROM-Michael S. McDuffie

+850-680-9932

T-615 P.005/009 F-229

10:48 AM
09/12/05
Cash Basis

Sliver Oaks Owners' Association, Inc. Statement of Income & Expenses August 2005

	Aug 05	Jan - Aug 05
Income		
4928 - Association Fees	826.00	20,020.00
4930 - Architectural Fees	0.00	100.00
4950 - Interest Income	25.06	137.82
4990 - Misc Income	0.00	404.00
4950 - Reimbursed Expenses	0.00	-86.80
Total Income	550.06	20,592.92
Expense		
Late Fees/Penalties	33.18	33.18
7002 - Work in exchange for dues	0.00	417.00
7005 - Electric Expense	116.50	405.08
7010 - Water Expense	331.75	627.92
7015 - Front Lighting	0.00	1,687.60
7030 - Lawn Maintenance Service	285.00	3,370.00
7201 - P O Box/SD Box Rental	0.00	73.00
7207 - Street Signs	78.00	1,234.00
7209 - Gift Baskets for Newcomers	180.00	510.00
7300 - Repair & Maintenance		
7315 - Irrigation System	938.20	938.20
7300 - Repair & Maintenance - Other	318.53	604.53
Total 7300 - Repair & Maintenance	1,256.73	1,542.73
7301 - Plant & Landscaping	0.00	1,127.83
7404 - Postage and Delivery	0.00	7.40
7606 - Consulting Fees	0.00	1,793.00
7516 - Accounting Fees	100.00	948.00
7605 - General Insurance	1,108.88	1,108.88
Total Expense	3,491.02	14,888.60
Net Income	-2,940.96	5,706.32