

Avocet BOD Meeting Agenda and Minutes —May 16, 2018

Place: Three Dollar Café

Time: 7:00 p.m.

Discussions and actions taken by BOD in italics

1) Call to Order. Meeting called to order by Tome Cole, President

Members present: Tom Cole, Victoria Gaston, Mike Frintner, Harry Frazer, Tammy Foley, and Godfrey Gaston, home owner.

2) Acceptance of Minutes of April 21, 2018 after corrections.

3) Committee Reports (if Applicable)

- ACC; *many requests submitted for review by homeowners.*
- Landscape. *The sprinkler system needs to be evaluated. Tammy will submit the request.*

4) Financial Review

- Aging Report. *If dues are not paid, the resident/homeowner cannot use the amenities*
- Balance Report—*Reviewed by BOD;*
- Income Report—*Reviewed by BOD*

5) Past Due Review

- Updates from Gaddis & Lanier; *Pay invoice as submitted.*
- Others (if any)

6) Violations Review

- Review current issues to determine which letters should be sent, including letters from legal; *Reviewed by BOD. One letter sent to homeowner and awaiting an updated lien.*

7) Social

- Memorial Day Party—JR's Log House, At&T Sponsor, Rachel Frintner, sponsor—anything else?
- *Homeowners asked to bring dessert; other food provided by caterers.*

8) New Business (Outstanding invoices, pressing community issues).

- Outstanding invoices. *Reviewed by BOD.*
- *Issues with toilet replacement in club house discussed; Club House erosion problems discussed. Approved \$3400 to complete this project. Withhold payment to American Hydro Jet until work completed and approved. Replace Fans and lights of tennis court gazebos with LED lights and place on a timer. Fence around the detention pond repaired and painted. A few additional boards will need to be replaced.*
- Homeowner Q & A (if necessary)
- Special Assessment discussion—*BOD reviewed and endorsed decision to not seek a special assessment at this time; it may be needed at a later date to meet the needs of an aging infrastructure and to keep environment updated as needed.*

9). 2018 & Future Capital Projects

- Cameras for Pool/Tennis area
- Key fobs for Pool
- Resurface Tennis Courts

10) Old Business

- Review invoices from last meeting to verify payment. *BOD Reviewed with Tammy*

11) Next meeting—June 20th, 2018 at 7:00 p.m. in the Avocet Club House

12) Adjourn *Meeting adjourned at 8:15 p.m.*

Respectfully submitted

Ardie Sudduth, secretary