

LONG LEAF PLANTATION HOA BOARD MEETING APRIL 13, 2023

I. CALL TO ORDER at 6:45 PM

II. ESTABLISHMENT OF QUORUM

Board members present: Duncan MacKenzie, Chairman; Michael Company, Vice Chair; Teri Christopher, Treasurer; Rebecca Verrastro, Secretary. Jeffrey Morris, Nada Acquaro.

Other LLP residents present: Erica Usher, Dave and Carole Noyes; Carole Gilbert, Alvaro Britos, Carlos Guitierrez, John Christopher;

III: CHAIRMAN'S REPORT None

IV: OFFICERS REPORTS

- a. Secretary's Report – Rebecca Verrastro read the minutes from the February 7th and 24th meetings and a copy was given to board members. Teri Christopher made a motion to accept the February 7th minutes which was seconded by Nada Acquaro. Nada Acquaro made a motion to accept the February 24th minutes, which was seconded by Teri Christopher.
- b. Treasurer's Report - Teri Christopher read the treasure's reports for February and March. A motion was made by Michael Company to approve February's report. The motion was seconded by Nada Acquaro. A motion was made by Rebecca Verrastro to accept the March report and seconded by Nada Acquaro.

V. COMMITTEE REPORTS

Architectural Control Board (ACB) – Erica Usher

- a. Removal of 3 trees at 889 Torchwood was approved. The trailer is gone. The resident will be given a notice pertaining to his new mailbox, which is not in keeping with the covenants and neighborhood. 1065 Torchwood was approved to remove 2 dead trees. The insurance company for 1627 Red Mangrove insisted on the removal of tree (s) on the property for continuation of coverage.
- b. Roofs continue to be a problem with residents moving forward with roof replacement without first getting the roof materials and color approved. 939 Torchwood was approved after work began.
- c. We discussed the acceptable length of time for tarps to be on roofs as well as solar panels. A letter may be mailed to residents.
- d. Mailboxes are also presenting a problem with residents replacing the mailboxes prior to approval by the ACB. Michael Company has researched acceptable mailboxes that are currently available at Lowe's and Home Depot and provided a printout showing these mailboxes. This issue will be addressed in the newsletter.
- e. Drainage is a problem at 1638 Wild Indigo and the County Storm Water Department will be contacted.

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Maintenance Committee - Teri Christopher

The continuing restoration of the median was discussed. The cost for this next phase is \$850 for removal of old plants and weeding and \$300 for pine bark for a total of \$1150. Nada Acquaro made a motion to vote on this expenditure. The motion was seconded by Rebecca Verrastro. The vote was 100% ayes. **Yard of the Month** was chosen for February, March, and April.

Membership Committee – Nada Acquaro.

The community consists of 210 lots with homes and 8 vacant lots. 119 residents have joined the HOA. Nada will send out reminders to those residents who have not yet paid their dues.

Newsletter Committee – The projected date of the next edition of the newsletter is May 15th. It will include reminders for the July 4th parade and Oktoberfest. The covenants to be discussed in this issue are mailboxes, fences, and parking.

Tree Fund – The tree fund has risen to \$430. Holding a lottery for a tree giveaway was discussed. Planting of a tree(s) in the median was also discussed. Nothing definitive was decided.

VIII. COMMUNITY MEMBER COMMENTS (CURRENT MEETING TOPICS)

Carole Gilbert gave a very nice talk on light pollution and protection of the “dark sky”. She has written an article for the Beacon and gave out a copy of that article along with handouts and materials explaining what light pollution is and what we as residents can do about it. Thanks to Carole for “enlightening” us!

New resident Alvaro Britos discussed drainage issues on Wild Indigo. He also offered many suggestions for landscaping of the median and volunteered his help.

Carlos Guterrez has purchased a vacant lot and came to the meeting to find out how to get his home plans approved so that he may begin building.

NEXT MEETING DATE: June 8, 2023 @ 6:30 PM

ADJOURNMENT: Motion to adjourn was made by Michael Company and seconded by Teri Christopher. The motion carried unanimously.