

Wednesday, January 20, 2021

Beginning at 6:30PM

Board members present: Mike Carrigan, Mike Crawford, Jonathan Crawford, Kit Rogers, David Slabodnick, Joe Casella, Diane Linette

Reviewed previous minutes for approval along with updates: Regarding Road Conveyance to Columbia County: Survey was released to Homeowners October 27th, 2020. The vote for consideration to transfer ownership of Willow Lake roads to the County has been concluded. A 67% majority vote was received, and of those who voted, over 75% were in favor of the transfer. We will keep you informed as the process progresses.

Regarding Tree Removal: Board received a few more quotes, and EGTS was awarded the contract via email approval from the Board. Scheduled work on tree trimming and removal will begin sometime between mid-December 2020 and January 2021, weather permitting.

Regarding Landscaping Bids: A couple more landscaping bids were received. The bids were then narrowed down to two contractors. The Board requested further clarifications as to service provided, duration of contract term, and cost from these two contractors. The clarifications were subsequently obtained and reviewed. Davis Landscaping was awarded the contract via email approval from the Board. Davis Landscaping will begin work at the start of the New Year, 2021.

Mike Carrigan motions to approve amended minutes from October 10th, 2020. Kit Rogers seconds. October 10th, 2020 Minutes approved.

Mike Crawford reviews the Finances for 2020. Profit and Loss Statement along with Balance from 2020. We also reviewed the Bank Statements. Overall, we are ahead of our cash projection. Mike Carrigan motions to accept the Financial Documents for Year End 2020. Kit Rogers seconds the motion.

Mike Crawford proceeds to reviewed in detail the 2021 Budget. After discussion, D. Slabodnick motions to approve the 2021 budget. Board approves.

Mike Crawford recommends that we increase the Late Charge fee. Board agrees to increase from \$15.00 to \$50.00. Kit Rogers motions to amend the Late Charge Fee to include the increase. David Slabodnick seconds. Board Approves.

Jonathan Crawford reviews the Road Conveyance process. Discussions have been had with Columbia County along with Willow Lake HOA attorney to begin drafting legal documents to reference and address easements. Roadwork on Fury's Ferry expected to begin after Masters 2021.

David Slabodnick reviews the Gate repair. Overhead Door was called and repaired the Gate.

David Slabodnick reviews the Tree Removal project. EGTS will return to finish tree removal and limb trimming ideally in January or early February, weather permitting.

Joe Casella reviews Landscaping and Lawn Service. If you had additional services done from Almost Heaven such as Backyard fertilizing, shrubbery trimming, etc., then please contact Vicki Casella at 706.951.1789 or vickiscasella@dlcsoutheast.com.

Kit Rogers reviews the Security Cameras. New router is on the way to sit in the box and hoping to complete this task by within the next week, and the system is working well.

Annual meeting will be posted on the website and emailed out. The board suggested that a sign be ordered announcing the annual meeting to be placed in a visible spot along Willow Lake. Mike Carrigan will order the sign.

Diane Linette motions to end the meeting, Kit Rogers seconds. Board approved. Meeting adjourned at 7:45PM.

Respectfully submitted,

Diane Linette