

**Fairways Edge Property Owners Association, Inc.**  
**Second Quarter Meeting Minutes**  
**April 13, 2024**

The meeting was held at the home of Karen Campbell. The meeting commenced at 9:30 am and concluded at 11:30 am.

Attendees – Kristopher Mercer, Mack Dorman and Karen Campbell

The previous meeting minutes were approved by the Board.

The March 2024 Treasurer's Report was approved (attached).

Old Business

- Michael Lamper of Green Turf Logic collected soil samples from the properties that did not receive test results. We have not received the results.
- Late payments for dues were received from 4 property owners.
- Kristopher Mercer will contact the city of Kingsland to initiate a work order to have the storm sewers vacuumed prior to hurricane season.

New Business

- Woodrow Sapp Well Drilling was contacted to examine the irrigation well to diagnose the problem. The pump must be pulled so a camera can be lowered into the well. To do this, the ground around the well must be dry enough to drive their truck up to the well. Volunteers (Norman Echols, Bill Cambron, Kristopher Mercer, and Skip Dorman) dug trenches to drain the water into the pond. However, following the digging, several inches of rain fell. As soon as the area is dry enough, Woodrow will pull the pump.
- Third notices will be sent via certified return receipt to 5 property owners who have not made any payment for the 2024 dues. Full payment is due May 15, 2024. If no payment is received, legal action will be taken to collect.
- Karen Campbell updated the POA website to be more current with the information and photos.
- Advanced Management, a property management company, requested to meet with the Board. The Board declined the invitation because by using a property management company, the annual assessment per property would increase by at least \$120.

- Following are the closings since the last Board meeting:
  - 118 Pinehurst Road
  - 115 Pinehurst Road
  - 103 Spyglass
- Invoices approved for payment:
  - Coastal Greenery - \$6,700
  - Halligan Group - \$500
  - Kings Bay Mail & More - \$132
  - Karen Campbell - \$57.25 – stamps & postage for 5 certified letters
- Kristopher Mercer audited the March 2024 Treasurer's Report.
- Amanda Hait suggested the Board consider a Little Free Library. The Board will ask Amanda for more information before making a decision.
- SOX Erosion Solutions contacted the Board to provide information on their services. The Board declined their invitation. We will keep the company information for future reference if needed.

#### Executive Session

- The Board discussed various items involving property owners.

Respectfully submitted by:  
Karen Campbell  
Fairways Edge POA  
Board of Directors

**Fairways Edge Property Owners Association, Inc.**  
**Treasurer's Report**  
**For Period Ending March 31, 2024**

Beginning Bank Balance as of February 29, 2024 \$ 114,826.48

Income:

- 2019 Dues \$ 500.00
- 2020 Dues \$ 1,050.00
- 2021 Dues \$ 1,100.00
- 2022 Dues \$ 1,100.00
- 2023 Dues \$ 1,500.00
- 2024 Dues \$35,005.00
- Late Fees \$ 250.00
- Reimbursed Attorney Fee \$ 2,000.00

Total Income \$ 42,505.00  
\$157,331.48

Expenses:

- Corporate Registration \$ 30.00
- Coastal Greenery \$ 6,700.00
- Green Turf Logic \$ 4,950.00
- Karen Campbell \$ 19.29
  - Copy paper - \$5.69
  - Postage - \$13.60
- McQuigg, Smith & Corry, LLC \$ 120.00
- Okefenoke REMC \$ 399.49

Total Expenses \$ 12,218.78

Check Book Balance as of March 31, 2024 \$ 145,112.70

Revised 4/13/2024