

JANUARY 2018 BOARD MEETING

The January 2018 SCF Board of Directors Meeting met on 1/18 at Jacquie Houston's home from 7pm to 9pm. Board members present: Jacquie Houston, Cindy Hickson, Asa Boynton, Joy Barrett and Vivi Kempf. Absent: Vicki Robinson. Resigned: Dave Krahl

MINUTES: The December minutes had previously been emailed to all board members for corrections/additions. None were noted. Minutes were approved by Jacquie and Cindy.

TREASURERS REPORT: Prior to tonight's meeting, Joy had emailed all members, the end of the year treasurer's report detailing the budget, expenses, deposits and balance. (See attached file). The balance at year's end was \$10,265.72 with the actual dollars in our account at \$18,617.89. The treasurer's report was approved. The annual dues statements will be sent out by the end of this month with the monies due by 3/31/18, giving each household 60 days to pay.

NEIGHBORHOOD CONCERNS: Homeowner X has not made any attempt to comply with anything requested so far from the HOA. Another registered letter will be sent by Cindy requesting repair/removal of the dilapidated fence. The HO has also been asked to not put out her limbs until close to pick up time.

OLD BUSINESS:

1. Cracks in the Entrance Stucco: College Pro subcontracted the job to Tolbert Masonry and it is unknown whether there is a warranty for the work. Cindy will contact Cecil Wimbs, who was president at the time, to see if he has any information on the contract.
2. Dam Progress: Carter and Assoc. have been given the contract to draw up the plans in full detail, and to date, they are at 80% completion and being reviewed. Bob Synk and Chris Gazley will be the liaisons between the HOA and Rani Katribe from Athens Clarke County. There needs to be some protection, such as cages, around the ends of the siphoning pipes to prevent damage, etc.
3. Lake Committee Report: A preliminary report from the lake committee on the water quality and depth was delivered to the board (see in file). To summarize:
 - the last water quality test was done assuming the lake water was for drinking. New test shows the water is healthy and safe for swimming.
 - depth of the water has not changed much at the south end since the last reading but the NE end has increased sediment.
 -some septic tanks are too close to the lake but they do not seem to be causing problems.
 -63% of properties surrounding the lake are in compliance with ACC regulations with 44% non-compliant. ACC requires 25 feet of planted area from the lake for homes on the lake and 75 feet of planted area for homes on the creek. Asa suggested working with ACC in assisting with solving the problem due to errors in building and developing SCF.
 -the lake committee feels the water runoff during heavy rains needs to be controlled to prevent silt from being washed into the lake. Prevention needs to be done first before addressing the lake issues.
4. Old Concerns: the entrance lights appear to be working on a consistent basis now. Cindy suggested we try a battery backup for the lights since numerous power outages that have occurred recently may have affected the timers.

NEW BUSINESS: No one has volunteered to serve on the board to fill the vacant position. The board will continue to search for a willing homeowner to serve out the term of Dave Krahl.

ITEMS FROM THE FLOOR:

1. Cindy has been working on a new SCF website with a local web designer. It is currently under construction and will include: Home, About Us, Board of Directors, Documents, Minutes, Resources/Contractors. She requested photos to add to the site that would reflect our community.
2. Vivi suggested combining the Hospitality and Beautification committees since presently there are no volunteers for the Beautification committee. Jacquie will contact the current Hospitality committee and see if they will agree. This was suggested years ago but was voted down by the board. Current board members are in favor of the idea.

Next Meeting: 2/15...Vivi's home

March meeting place and date to be determined next month.