



TROTTERS RIDGE HOME OWNERS ASSOCIATION

Summerville, SC | www.trottersridge.net



HOA General Meeting– Saturday, October 26, 2019 10AM

Members Present:

Bradford Jones, Kathy Sharkey, **Ralph Mundell**, Alek & Elizabeth Zemczykowski, Michael & Ann Turnbull, James Morrison, Lin Kramer, **Joan Correll**, Mary Jo Shields, Scooter Emmons, Jeff Rosier, Glenn Gianino, Rick & Charlene Kahn, Tom Fleming, Kristen Cranford, Stephen & Paula Alexander, Lori Lathom, Linda Ferguson, Helen Pollack, Marion Scott.

Call to Order: Brad (President) called the meeting to order at 10:15 AM.

Introductions:

- New residents and/or first-time attendees were asked to introduce themselves:
- Brad asked to make sure everyone has their correct/updated emails on file with the HOA, and asked attendees .

Approval of Minutes:

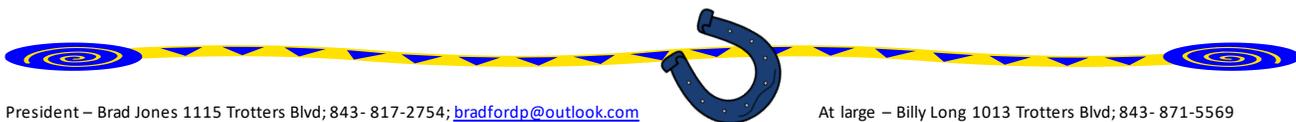
- Brad asked for a motion to approve the minutes of the last general meeting- the motion passed.
- It was noted that minutes and additional information are always put on the Trotters Ridge website for HOA members to review.

Financial Report:

- Treasurer Lois Mettler was out of town but provided information for the meeting.
- The financial report through October 24, 2019 was presented, providing a handout to attendees to follow along.
- A summary of the report included a balance of \$32,592.87.
- Homeowners were thanked for their timely payment of the 2019, with the new \$200 dues. Only two homeowners were in arrears, but all dues now were noted to have been collected. Great news!
- A reminder of the late fees was provided as follows:
Dues are collected each July (Due July 1). After a 60-day grace period, uncollected dues will incur a \$5 per month late fee (Oct 1st). When uncollected dues span multiple years, a property lien will be placed on the funds that are in arrears, with an additional HOA lien fee of \$100 imposed for such lien transactions.
- The financial report was approved.

Pond Work:

- Regarding the first pond off Trotters Club Way (Pecan Rd side) - Brad noted that a dry pond had been recently approved by the County and that the County would complete the first work on the pond. Potential threats of fines are thus suspended. Additional details will be communicated by the County soon and evaluated by the Pond Subcommittee (Brad Jones, Michael Shields, Jeanette Rehrig, Marion Scott, Jim Morrison).
- Plans for the second pond behind Trotters Club Way (Summer Glen side) will be planned after details are finalized for Pond 1.



President – Brad Jones 1115 Trotters Blvd; 843- 817-2754; bradfordp@outlook.com
Vice President – Michael Shields 1112 Trotters Blvd; 843- 697-0032; mrmshields@gmail.com
Treasurer – Lois Mettler 3025 Trotters Club Way; 843- 697-2668; loismettler@yahoo.com
Secretary – Jeanette Rehrig 3012 Trotters Club Way; 843- 514-0983; cihgeek@gmail.com

At large – Billy Long 1013 Trotters Blvd; 843- 871-5569
At large – Jeff Rosier 1120 Trotters Blvd; 843-642-9102
At large – Marion Scott 3020 Trotters Club Way; 843- 873-8004
At large – Jim Morrison 1074 Trotters Blvd; 843-875-6055

Ex-Officio – Lori Lathom Newsletter jerseylinalima@gmail.com

Ex- Officio – Rick Kahn Website rick.kahn0@gmail.com



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Street Parking:

- Homeowners were thanked for improving our overnight parking challenges, and keeping most vehicles off the street. It does make a big difference to pedestrian and vehicle safety. Issues in a few areas are still being pursued/discussed by the Board. Parking is to be on driveways or in a garage. Definition of a driveway is to be clarified. With minimal street lighting, parking after dark is a safety concern.

Landscaping/Landscaping Contract:

- The contractor for the subdivision is: **Howell's Landscaping**.
- Membership was reminded and thanked in advance, for keeping branches/leaves/debris out of drainage areas to allow unobstructed flow of water.
- Brad will follow up with the County to determine if the drains on the front portion of the Trotters Blvd can be cleaned / remedied.

Welcoming Committee:

- Jamie & Chris Fuller are in the process of moving into 1024 Trotters Blvd and will be visited by the welcoming committee.

Architectural Review Board (ARB):

- Scooter, Alek, & Jeff are serving on the team this year.
- Please submit a ARB request to Scooter Emmons per the information that can be found on our website, trottersridge.net.

New Business:

- Contact information is being loaded into the TRHOA one drive file so future communication can be sent to all residents providing an email address. Meeting minutes will be posted to our website.

Member Input/Questions/Comments:

- Excessive noise was voiced as a concern in some areas. Marion Scott will review Dorchester County noise ordinances to determine if such guidelines can be communicated and leveraged as needed.
- There have been several vehicles parked in the neighborhood which have been ransacked, and items stolen. Please remember to keep vehicles locked, place valuables out of site, and to be diligent of unwanted/suspect activities.
- Thanks in advance to all residents, for continued and renewed compliance with the covenants, and for all efforts which continue to make Trotters Ridge a great community!

Closing

- Meeting was adjourned at 11:45 am.
- Thanks to all who attended.
- Wishing all residents happy holidays and best wishes for a safe and healthy new year.



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