

McCarley Downs & The Pines Homeowners Association Board Meeting

P.O. Box 470
604 GA Hwy 247 S.
Bonaire, G1005
Website: mccarleydownsandpines.org
Email: hoa@mccarleydownsandpines.org

Meeting called to order on **April 29, 2025, at 7:01 pm via Zoom.**

5 Participants (Krista Mott, Travis Tucker, Allen Drake, Jennifer Jude, and Garry Rose)

- Should we go into a group chat/text rather than just communicating via email among the board? Wes said group text has been effective in past boards, and quicker.
- Wes thanked us for being proactive and the work we've done this year.
- Board voted to go to group text for board communication in between meetings.
- Travis sent out a reminder of each board members responsibilities to take a divide and conquer approach, and discussed them in the meeting.
- Jennifer will take care of monthly walkthrough of McCarley Downs, Krista will QC and mail. Krista will be a backup for Jennifer if she's busy during sports times.
- Garry will take care of monthly walkthrough of The Pines at McCarley Downs, Travis will QC and mail.
- Flagpoles: We agree that we do not want flagpoles in the neighborhood. Future and current ACC requests will deny flagpoles.
- There is a certified mail to 911 Abingdon to remove their flagpole and they have not picked it up. Garry will hand deliver it or mail it with a regular stamp.
- Discussion on how to access the ACC email and how to respond to ACC emails.
- Current Violations Discussion: We will send letters with fines due, \$25 a day. Travis and Krista will work on a letter tomorrow for the remaining 5 offenders. Wes will send a boiler plate fine letter from past years.
- Garry asked about the other violations (trashcans, signs, etc.) and Travis responded we are handling a certain set of issues first, namely yard appearance and maintenance.
- Pressure washing is going to take place tomorrow, April 30 at 3:30 p.m.
- Ant treatment is going to be applied with next fertilizer treatment at the front entrance of the neighborhood.

Meeting adjourned at 7:51 p.m.

Respectfully,
The McCarley Downs & The Pines HOA Board