

**SNEE FARM COMMUNITY FOUNDATION**  
Board of Directors Regular Monthly Meeting  
July 18, 2017 - Snee Farm Country Club - 5:30 PM  
MEETING MINUTES

**President Hurst called the meeting to order at 5:35 PM**

**Board Members Present:** Steve Hurst, Michael Hagedorn, Jeremy Burnham, Dorothy Clinton, Dottie Teetor, Mario Rasgo, Don Campbell, Ed Hutson  
**Absent:** Brian Eanes

**Minutes Approved:**           **June** Monthly Meeting Minutes Approved Electronically

**Invited Guests:**-Jessica Turner, Southern Community Services

**Presidents Comments**

I contacted Hillary Repik for stormwater update. She advised they are very close to contacting us and asked for the by law that concerned us. I provided it and expect to hear from her shortly.

I was contacted by another home-owner regarding speed humps and forwarded our previous response to him.

Don asked if Steve had heard from a homeowner who was walking her dog and was hit by a car. She did file a police report.

**Property Management Report**

Jessica said she is working on having up to date balance sheets for Board members.

Jessica said that liens have been filed and that two homeowners are on a payment plan. Report indicates that overall revenues are higher than budgeted. and expenses are lower; some exceptions include Maintenance and trees.

Discussion of delinquent accounts resulted in the **motion that Jessica and Michael will discuss method of dealing with delinquent accounts and will report back to the Board. Seconded and passed.**

**Restrictions**

Don reported that things are going well and that they are re-tooling the summary report. Many warnings have been sent, most for lawn maintenance and pressure washing. Concerns about when the compliance assessment is conducted during the week was discussed as the current schedule may not be optimal for encountering violations.

## **Finance**

Michael indicated that we should have reserve statements from the bank for Southern CS. Top offenders in restrictions have had liens filed based upon the payment records of the owners.

Top offenders are being dealt with by the law firm. Homeowners in arrears have received warnings which include fines for being late which are sometimes ignored.

Board has already agreed in the methodology of dealing with these in a 30-60-90 day format.

## **Maintenance**

Contracted lake and irrigation work continues on schedule.

Beaumont fence repairs will be made this week weather permitting.

Whipple Rd. will be cut this week weather permitting.

We have experienced electrical issues on Garden Way and Snee Farm Parkway and Liberty Circle.

We are awaiting quotes on irrigation timer upgrades.

Ed Hutson worked on Whipple Fence Doors and several electrical Issues. Indigo Cut and Garden Way walls on hold pending results of reserve study Ed also was to contact Hilary Ripek about some storm water drains that need attention.

## **Landscape**

July presented a continuing problem with the SCE&G power outage at the Snee Farm front entrance. The power issue wasn't remedied for more than a month. All of the lights as well as the irrigation were affected. Thanks to Ed Hutson the lights were on, although at a lesser voltage. Jeremy Burnham, a friend of his, Jeremy Schneider of Forever Green and Mike Olivetti of Rainfree Irrigation all put in many hours to get everything back in working order after SCE&G fixed the problem. We weren't able to irrigate because the pump uses more voltage than the lights.

We have been very pleased with the landscape maintenance by Forever Green. We are still working out a few kinks in maintenance of several of the less visible areas. this should be remedied tomorrow. Rain has presented a major challenge for the servicing of Snee Farm.

Dottie also reported on the decision made with Forever Green to postpone the hard azalea pruning until next year

### **Security**

Jerry reported that the motorcycle issue (riding recklessly throughout the neighborhood) has been dealt with. The police are still looking for the driver of the golf cart who injured the woman. There was also a report of a coyote disturbing a picnic on Governor's and some bicycles were stolen from the Club.

### **Architectural Control**

Jeremy reported that there are two large outstanding projects. Otherwise much is quiet.

### **Communications**

Mario reported that there were minor updates to the web site and an email blast sent about the changes in dates for trash pick up. The message boards have been changed frequently. June Meeting minutes have been posted.

### **Unfinished Business**

The reserve study is in process and Ryan's draft concerning the short-term rental issue has been received.

**A motion was made to implement and publish the results of the Executive Session where it was agreed that Ryan draft a short-term rental policy for publication and implementation. Seconded and Passed.**

### **New Business**

A new home-owner letter will be included in the welcome packet from SCS. The letter will have to be signed and returned by a certain date.

**Meeting adjourned @ 6:42 PM**

**Prepared by Dorothy Clinton**

**Approved Electronically on or by August 15, 2017**

**Attested to by Steve Hurst, President**