

**Weems Plantation Homeowners Association, Inc.**  
**Board of Directors Meeting – Minutes**

August 10, 2017 - 7:00 pm

**Meeting called to order by Julia Lunt, Vice President at 7:00pm**

**Board Members present:** Julia Lunt, No Quorum

**Board Members absent:** Randy Pupo, Judy Hicks

**Also present:** Cheri Garbark & Sue Barlow, Lewis Property Management (LAPM)

**Guests:** Evelyn Sewell, Shirley Roberts, Virginia Stewart

- 1. Guest Speakers:** None
- 2. Minutes:** The minutes from June 22, 2017 were tabled until September as there was no quorum.
- 3. Modification to the Agenda:** None
- 4. President's Message:** Randy not in attendance, but we thanked Evelyn for hosting the meeting.
- 5. Old Business:**
  - a) **3507 Barnstaple-Lynda McDonald** – LAPM stated limb cleanup completed by Jim Mann.
  - b) **Weems Road Improvements:** LAPM updated Board on non-response from information placed on the website; meeting in the Park would be scheduled at the park on a Saturday morning.
  - c) **Sign Repairs-Claim #E9T8622; Auto Claim Travelers** – No discussion
  - d) **3492 Barnstaple Drive, Weems Plantation Erosion Issue (Carrie Patrick)**- LAPM reported that work had been completed by Curt Mills behind the Patrick's home.
  - e) **3231 Bodmin Moor & 3533 Norcross tree removal:** HOA trees behind these homes had been removed by Jon's Tree Service and AAA Tree Experts, respectively.
- 6. New Business**
  - a) **3236 Emerson Lane – closed in front porch:** No screened in front porches are allowed in the Covenants; LAPM to write letter to remove screening.
  - b) **3317 Addison Lane/Blue Sunsetter Shade:** Using the blue shade on the side of the porch to block the sun looks like tarp; LAPM to write to owner stating the use of a natural color rolling shade, blind, etc., would be more appropriate.

c) **Michael Winn – Website Updates:** Michael Winn stated he could no longer update the Weems website for free and would charge a nominal fee to complete monthly (or as needed) updates to the website. Julia Lunt agreed to pay a nominal fee.

7. **Financials:** July Financials were tabled as there was no quorum.

8. **Committee Reports:**

a) **Code of Rules:** Violations reviewed through July, 2017, most of which were for mowing and pressure washing.

b) **Grounds Maintenance:** Maintenance has been good.

c) **Social Events:** Oktoberfest will not occur this year due to lack of volunteers; would be reported in the fall newsletter.

d) **Welcoming Committee-** There were 13 home sales listed on LCPA from 5/11/2017 to 7/19/2017 with an average sales price of \$185,008 or \$137.08 per square foot.

e) **Website-** Since the July meeting was cancelled, there were no approved June minutes to upload to the website..

f) **Crime Watch:** There was 16 incidents for the 60 days prior to the meeting including one battery, 1 auto burglary, 1 child abuse , 1 criminal mischief, 1 fraud, 2 miscellaneous service calls and 4 suspicious calls. Residents should make sure their cars are locked and any valuables removed from the car.

g) **Architectural Committee-** There are a total of 15 ACC submissions for 2017.

h) **Comments:** None

Adjournment: 7:40pm

Next Meetings- September 14th ~ October 12th ~ November 4th (Annual Meeting) ~ December 14th