

# Weems Plantation Homeowners Association, Inc.

Board of Directors Meeting - Minutes  
September 8, 2016 - 7:00 pm

Meeting called to order by Randy Pupo, President at 7:00 p.m.

The following board members were present: Randy Pupo, Bruce Belrose (No Quorum)

Absent Board Members: Dwanna Hill, Julia Lunt

Also present were Sue Barlow and Cheri Garbark, Lewis Property Management, (LAPM) LLC. (Cheri participated via telephone)

**Guests:** Shirley Roberts, Evelyn Sewell

1. **Guest Speakers:** None
2. **Minutes:** The minutes from August 11, 2016 were reviewed. No motion made as there was not a quorum.
3. **Modification to the Agenda:** None
4. **President Message:** Randy thanked everyone for coming and thanked Evelyn for hosting the meeting and welcomed guests.
5. **Old Business**
  - A. Conservation area clean up - TABLED for Fall 2016
  - B. Fines and Violations Committee Formation - TABLED
6. **New Business**
  - A. Playground Liability Signs – Cheri Garbark stated that the signs for the park had been ordered and would be installed upon receipt. Cheri also stated she had spoken with the insurance agent and that he stated posting signs will certainly help with exposure to liability at the park, in addition to keeping track of the park every 3 months for any maintenance issues that needed addressing and noting the issues in a log.
  - B. Downed Tree in Park – Hurricane Hermine toppled a tree in the park and Cheri stated she had a quote of \$1,050 from John's Tree Service who could remove the tree right away and that he has always been the least expensive; however, Cheri would wait to have the tree removed until she received 3 quotes, but that it would be removed, and the park cleaned up, before the Oktoberfest in the park. Randy and Bruce gave Cheri authorization to use her best judgment in hiring the tree contractor.
  - C. Hurricane – A resident who had a community tree fall in his yard requested that the Association look at a potentially hazardous tree that he thought had started to lean from the storm. After discussion regarding potentially hazardous trees, it was determined that residents would report possible hazardous trees in writing to the Association, regarding a specific tree and the Association would have the tree inspected and remove if necessary.

## 7. Financials

August 2016 Financials were reviewed by the Board. Bruce requested a breakdown of financials by year/month for the previous year. No motion was made as there was no quorum.

## Committee Reports Code of

### Rules:

Board reviewed the violation spreadsheet. No comments.

### Grounds Maintenance:

Cheri stated the park would be cleaned up before Oktoberfest.

### Social Events:

Oktoberfest scheduled for October 22, 2016; Shirley Roberts submitted a receipt from Costco for reimbursement for the purchase of Bratwurst and stated she would need a check for supplies and cash for the band. Shirley stated she would have Sonny's send an invoice to be paid by check to LAPM.

### Welcoming Committee:

(2) home sales were provided by LAPM.

Commented [DH1]: Please update.

### Website:

Randy asked about a lawn care company placing an ad in the newsletter and stated he would send the information to LAPM for inclusion; Sue Barlow stated the newsletter was going out the week of September 12th. Cheri Garbark stated she would research putting the newsletter on the website.

**Crime Watch:** Crime watch report showed 0 incidents within a 500 foot radius of the neighborhood within the past 30 days.

### Architecture Committee:

There were no architectural control requests approved since August 11<sup>th</sup>.

### Comments:

Decided at the August 11 meeting, Board members will rotate the message board responsibilities passing the responsibility at each Board meeting. If a member is absent they will keep the responsibility for an additional month. Randy will start the rotation for August/September. Randy Pupo passed the message board responsibilities on to Bruce Belrose for the month between September 8 and the October board meeting.

Meeting adjourned at 7:31 p.m.