

SILVER CREEK OF CLAY COUNTY HOMEOWNERS ASSOCIATION, INC.
Board of Directors Meeting
May 8, 2014
The CAM Team Board Room

Present: Barbara Ward, Sandi Smith, Jennifer DiVona, and Kathy Melton representing The CAM Team.
Absent: Angie Trimmer

The meeting was called to order at 9:04 am by President, Barbara Ward.

Copies of the minutes from the April 3, 2014 Board Meeting, April 10, 2014 Board Planning Meeting, and April 30, 2014 Annual Meeting were emailed to the Board in advance of the meeting. A motion was made by Barbara to waive the reading and to approve the minutes as written. Sandi Smith seconded. None opposed. Sandi Smith signed the minutes. The Annual Meeting Minutes will be posted as a draft copy.

Homeowners Forum: None

Committee Reports:

Architectural Review Committee:

- A shed is currently being installed without ARC approval. The matter will be referred to the Association's attorney.
- A fence request will be approved pending confirmation of placement of the gate and verification that the material being used is white vinyl.
- A new fence request will be approved.
- Barbara made a motion to appoint Ed Smith and Norm Swarts to the ARC Committee. Sandi seconded. None opposed.
- A homeowner has made efforts to bring their shed and fence into compliance. The Committee will monitor their progress.

Communications Committee: None

Events Committee:

- Plans are being made for a movie night and a Back to School Event.

Landscape, Ponds and Preserve Committee:

- Sandi made a motion to appoint Charles Weaver to the Pond Committee. Barbara seconded. None opposed.
- Repairs are needed for ponds 3, 4, 5 and 6. Previous repairs to pond 15 have not held up. ValleyCrest will be providing bids for a "band-aid" fix and a more permanent fix. Additional bids will be requested.
- Homeowners have complained about chemical edging along fence lines by the landscape company. The Board has the right to maintain these areas as they are common grounds.
- A homeowner emailed to express concern about fishing on pond 1. Homeowners are encouraged to call the non-emergency number for the Clay County Sheriff's Office. A bid for No Fishing/No Swimming/No Trespassing signs will be requested.
- Aquatics will be contacted to provide a bid to put a barrier on the drain at pond 6 so children cannot play there.

Pool Committee:

- Renovation of the pool is complete and the chemicals are being balanced. The pool will reopen on Saturday, May 10th. Notice will be posted on the official website, the Next Door website, and the front sign.
- Barbara made a motion to appoint Lindsay Salmons, Michelle McCleskey, and Travis Durette to the Pool Committee. Sandi seconded. None opposed.
- A contact list hierarchy was discussed.
 - CAM, Kathy Melton, needs to be kept informed of all issues.
 - Inclement weather and chemical issues – Monitors to contact Jennifer DiVona.
 - If Jennifer DiVona is unavailable, Monitors to contact Bryan Filing for chemical issues and Kathy Melton for inclement weather.
 - If Jennifer DiVona and Bryan Filing are not available, Monitors to contact Kathy Melton.

Welcome Committee:

- A suggestion was made to provide new homeowners with a disk containing the Covenants and Restrictions, Articles of Incorporation, and By-Laws.

Funds:

The April 2014 financials were emailed to the Board in advance of the meeting. Balances as of April 30, 2014 were:

Operating Account	\$219,684.80
Money Market Account	<u>\$ 38,884.10</u>
Total Funds	\$258,568.90

The May 2014 Collection Tracker was discussed. The attorney has been asked to provide an update on the Association foreclosures. No actions were requested.

A motion was made by Sandi to suspend the voting rights and right to use the pool for the list of homeowners presented who are more than 90 days in arrears on their assessments. Barbara seconded. None opposed. Management will send a letter to notify the homeowners.

Old Business:

The Board approved the replacement of three cameras, and the purchase of a zoom camera to better view the natural area across from the pool. The key card system has been updated. The response to the Pool Registration Forms has been good.

The Board would like to have a draft copy of the newsletter available by the June meeting. The Landscape and Ponds Committee will select the Yard of the Month winners, with the first award to be given in May. Winners will receive a \$25.00 gift card to Home Depot. The Board will send postcards each month to recognize homeowners who are making extra efforts to improve their yards.

Barbara and Kathy will meet to fill out the paperwork so that Clayton & McCulloh can begin their review of the Association's documents.

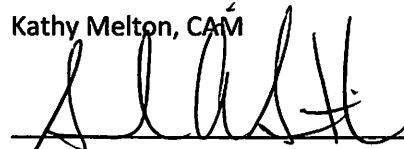
The quote to install a gate between the pool and pool equipment was reviewed. Sandi made a motion to approve the bid - \$450.00. Barbara seconded. None opposed.

Randall Holmes shared that the second application of fertilizer will be put down next week. The application will include a root builder (90 day release) and an insecticide.

All business being completed, the meeting was adjourned at 11:19 am.

Respectfully Submitted,

Kathy Melton, CAM



Signature

5 Jun 14

Date