

# SIP Board Meeting

## August Meeting Minutes

### South Island Plantation

1. **Call to order** – The meeting was called at 10:15 am.
2. **Board Quorum- Kevin Dopf, Randy Jarvis, John Thomas, Mindy Mcvay were present. Teddy Dowling was present by teleconference.**
  - a. **Approval of last month's Board MINs**- Board members approved July's meeting minutes and move to send it to shelly to upload on website.
  - b. **Response to Mr. Buice request for a relator lockbox (Showtime) & lock box replacement** – Kevin made a motion to reimburse Mr. Buice back \$112 from HOA funds. Mr. Jarvis did take responsibility initially however did rescind as it was stated it was an HOA removal.
  - c. **Detailed Treasurer Report to include SEP**
    - a. **Water Bill**- Teddy stated he would like to investigate this further.
    - b. **Detailed Delinquent Accounts Status**- Board will be making decisions on delinquent accounts at September Board meeting which will be after the one time waiver deadline.
  - d. **Detailed Status of Docks Report.** -Teddy Dowling looked at the dock from PO Boy. Teddy also needs to verify if the dock can be placed further out.
  - e. **Detailed Real Estate Briefing from INEST and any other relator who wants to brief us.** -Toni informed of an offer made on one of the SIP properties. Board did discuss this and more information would be relayed by Toni Olin at later date. There was also discussion about small parcel in which the Board wanted clarification if this was previously sold or still under SIP ownership.
  - f. **Detailed report on landscaping and maintenance of SIP-**
    - a. **Status off irrigation system & costs**- Deep well pump vendor will need to be contacted as the system was stolen from property. Board wants to look into receiving quotes for a new system. The Board also were in agreement that a police report was needed to be filed as soon as possible. Leidy Gray will be filing police report.
    - b. **Entrance pot hole repair**- Board requested quotes on making the pot hole repairs. Leidy is to work on this and will need to call Randy Jarvis for more information.
  - g. **Report from SIP builders or potential builders**- Teddy Dowling is working on having the website come out. The Design center will be placed in the clubhouse.
  - h. **Report on the Clubhouse and Pool area.** - Danny the pool vendor confirmed the baby pool pump has been repaired.
    - a. **Furniture Repair** – Mindy is getting an estimate on furniture repair or paint in order to retouch areas in the clubhouse.
    - b. **Replacement of broken Gym Equipment (cost)**-It would be \$6,000 for the broken gym equipment. Board asked Randy Jarvis to provide an itemized list of the repairs.
    - c. **TV's**- Board voted for Randy Jarvis to place tv's back in clubhouse.

- d. **Clubhouse Door Mats - Full size double door (cost)**- Board approved the order of these matts. Leidy Gray is to order and coordinate with Randy Jarvis to place at clubhouse.
- i. **Status of the negotiations with the contractor who crashed into gate house (7000+)**.- This information is pending to Paige Bellamy's update.
- j. **Discussion of vendors who do not have Workmen's Comp Insurance.** - Hiring vendors without workmen's comp insurance is a liability to the Association. The Board going forward will not hire vendors who do not have workman's comp. Current vendors will be required to obtain workman's comp.
- k. **Report on the By-Law change.**- Board is to review the bylaws.
- l. **Internet Issues**- Internet does not seem to be able to hold more than a couple people using wifi at once before going out. This may be due to the cameras slowing the service down. Toni Olin has also experienced this in the gate house. Leidy Gray is to call spectrum for quote on higher estimate.
- m. **Status of lawsuit with Rivertown Management**- Paige Bellamy is to update Leidy Gray after she gets familiar with case as it was Saraniti's initially however the Board has agreed to relieve them from counsel.
- n. **Status of Pest Control Company Quotes**- Leidy Gray is to get quotes for pest control in the gate house and clubhouse as the current vendor is not able to obtain workman's comp.
- o. **Status of Property off of Golf Drive**- Board would like to decide if this parcel is owned by the Association still or if it was previously sold. Toni stated she thought it was sold however it does not seem like it was recorded by the county.
- p. **Status of Credit with Chilly Peppers**- Leidy Gray reported that Chilly Peppers have applied a \$1500 credit for South Island Plantation.

**Adjournment- 12:30**