

SIP Board Meeting Minutes

24 APRIL 2020

South Island Plantation

1. 11:00- President, Kevin Dopf calls meeting to order.
2. Old Business
 - a. Approval of last month's Board MINs- **Toni makes motion to approve last meeting minutes, Mindy seconds, All in favor.**
 - b. Earthcare contract termination update and lawsuits- **Update was given by Kevin Dopf on the status.**
 - a. Golf cart- **Golf Cart was returned and it will be placed under lock. The golf cart was not returned in general condition it initially was in.**
 - b. Status of the negotiations with the contractor who crashed into gate house (7000+). **Check has been received and deposited**
 - c. Update felony case that SIP member committed against the Board- **John Thomas and Kevin Dopf updated the Board on the status of this.**
 - c. Detailed Treasurer Report- **Financials were reviewed and are available on the homeowner login portal on First Service Residential website. Board approved 50K transfer to reserve**
 - a. Detailed Delinquent Accounts Status -**SCC has been paused at courts due to the COVID 19 however collections will proceed as normal once courts resume.**
 - d. Detailed Real Estate Briefing from Toni and any other relator who wants to brief us. **Although COVID 19 is still occurring real-estate has been ongoing and people have been interested in purchasing lots however until Covid 19 is finished closing will not happen due to social distancing guidelines in SC**
 - e. Detailed report on landscaping and maintenance of SIP from -**Leidy to Ask landscaper for options for plantings at clubhouse and entrance area that may not need too much irrigation.**
 - a. Status off irrigation system & costs. Quotes. **Matt Moore wanted to get information or plans of how many heads and zones so Leidy sent him plans that were found in the files. He said it may be better off starting from scratch and the Board picking where they want areas irrigated. Leidy to follow up with Matt on status and progress.**
 - b. **Refer all claims of non -payment from previous irrigation companies to Paige Bellamy.**
 - c. Entrance pot- hole Repair-**Repaired by Danny Nesbit**
 - d. Clubhouse Security

- a. Locks/Cameras/Gate codes- **Carolina time is coming today to make sure the additional phone line we got is ready to go in order to reset codes. Leidy to make sure cameras are set on 30-day storage capacity.**

- f. Proposal from David Gant. **Toni informed that Mr. Gant sent proposal for \$40k or 50K however The HOA previously paid about 100k.**

- g. Detailed report from SIP builders or potential Builders-**Teddy has been working with shelly powers who does the SIP website for the SIP Dowling website.**

- h. Detailed report on the Clubhouse and Pool area
 - a. Furniture Repair -**Vendor did complete repairs and has been paid but did mention some other areas such as the ceiling stain, and the room with the double doors is coming apart.**
 - b. Repair of ceiling in Clubhouse -**Summers roofing is coming Monday to look, Anderson was also contacted but had to leave a voicemail.**
 - c. Cleaning Contract for Clubhouse Discussion/Vote. **Cleaning and More Too LLC quoted \$500 a month which includes 2 cleans a month and a touch up if needed. All on the list sent by Mindy is included as well as base boards as needed and cabinets and appliances as needed.**

Jeff Cox's cleaning company quoted based upon cleaning as needed, during the summertime two cleanings per month at \$475 per cleaning.

Joann Burnes said she would look at it but did not provide a quote

Board voted to go with Cleaning and More too LLC.

- i. Street Signs. **Teddy Dowling to send information**

- j. Discussion on Annual Meeting and Voting. **Kevin Dopf makes a motion to hold annual meeting virtually. All were in favor. Leidy and Kevin will work together to create packet for mail out.**

- k. Approval of new member to the ABR Committee- **Teddy Dowling makes motion to add Toni Olin to ARB committee**

Adjournment -**Kevin made motion to adjourn, Toni seconded, meeting ended at 12:27 pm.**