

Turtle Creek 1 & II HOA
Board of Director Meeting Minutes
September 22, 2020 via Zoom Conferencing

Board members present were: Ray Harrison, Herb Chavonne, Damain Kondrotas, Pete Jula, John Mannion, Dennise Hart and Paula Uselis, owner.

The meeting was called to order 3:00 pm

Damain moved to waive the reading of and approve the August 18, 2020 meeting minutes, seconded by John, all in favor, carried.

Ray moved to appoint Paula Uselis to the Board, seconded by Pete, all in favor. Paula accepted the position.

Manager's report

Paula suggested that the list of rules and regulations from each Board member be submitted and a list created. Paula also suggested that a conference call with legal be setup to review the rules and regulations and answer questions. Paula will attend with management and provide a report at the next meeting. Herb requested a set of current rules and regulations sent to him to provide input.

The speed limit issues were discussed. It was suggested the Sheriff Department be called to monitor more frequently.

Sidewalks repairs were discussed. Damian suggested that corners are raised up in a couple of areas in the association. Ray will obtain a quote for the corners to be raised and repaired. Damian moved to accept the proposal and move forward with the repair since the company is already working in the association and ratify at the next meeting just for this subject, seconded by Herb, Paula abstained, all others voted yes.

Treasurer's Report

Damain provided the treasurer's report. He questioned the increase in lawn services for this month since previous months. Management will investigate.

Damain moved to condense the bank accounts being held by Turtle Creek I&II to one banking institution with BB&T since all accounting is completed through this bank with Ameritech, seconded by Pete, all in favor, carried.

Emmanuel will clean the corner by Denise on Kelly's Trail.

Street Cleaning

Pete advised that a street cleaning should happen three times per year and pressure wash the miami curbs.

Knee Walls Cleaning

Ray stated that nine kneewalls need cleaning in the association to clean the algae and the miami curbs to be quoted separately. Management will contact and company and John volunteered to obtain a quote from a company he knows. Paula moved that no work should be completed without a signed agreement from any contractor used for association projects, seconded by John, all in favor, carried.

Street Parties

Street parties were discussed regarding blocking of streets in the association. The Board will investigate better ways to have these events safely.

Political Signs:

Political signs were discussed. John stated the Docs are very clear that no political signs can be displayed.

Next meeting October 27, 2020 at 3:00 pm via zoom.

Items for next month agenda: Asphalt and concrete condition in front of Herb's home.

Adjournment:

John moved to adjourn the meeting at 4:42 p.m., seconded by Herb, all in favor, carried.