

## Seven Lakes HOA Meeting Minutes

February 14, 2022

Executive Board attendees: Joy Perkins, Ken Davis, Dean Cooley and Tresa Kenny

Committee Chair Attendees: Donna Davis, Linda Cleveland, Doug Deal, Rhonda Shirley, and Candace Kensinger

Meeting was called to order at 6:27

### General Business- Joy Perkins

- Approved Minutes from January 2022 meeting
  - Motion made by Linda Cleveland; Second by Rhonda Shirley; Vote was unanimous to accept. Joy Perkins will post the minutes.
- Doug Deal was nominated to chair the Fountains and Pond Committee. Motion to accept was made by Candace Kensinger, seconded by Ken Davis; Vote was unanimous.
- New Phases update
  - Phase 5- Pond has 2 fountains and large common area that HOA Landscaping Committee will need to maintain
  - Phase 6 has added a pond that is not connected to other ponds, more run off from road that the HOA Landscaping Committee will need to maintain
- Financial Review was given by Dean Cooley
  - 19 delinquent residents
  - Filing 1 lien this month
  - Request for any large expenditures to be completed by end of 3<sup>rd</sup> quarter to insure they are paid in the proper year's budget

### Committee Updates

- Architectural Updates- Linda Cleveland
  - No activity this month
- Communication Updates- Joy Perkins
  - Newsletter coming along, plans are to complete by end of March
  - Clubhouse reservations add to calendar of Website and Appfolio
- Covenant and Regulations- Candace Kensinger
  - Roaming Cat issue continues
  - Empty lot fines are continuing to be issued
  - Committee has accepted the shed but needs to be moved so that it isn't seen from the road
  - Need to get Lawyer to finalize covenants
  - Lawn of the month program is being developed

- Beautification Award program is also being developed
- Fountain and Pond Updates- Doug Deal
  - Looking into Pond maintenance program from various companies
- Infrastructure Updates- Phil Cioni
  - Road repairs
    - Road repair completed on Deer Run
    - Bids for additional road work being requested
  - 2 applications for fence were reviewed
    - 1 close to the gas line- Phil to call gas company for guidelines
- Landscape Update- Rhonda Shirley
  - Focusing on weed control is ongoing
  - Images completed work on Perfect View Pond
  - Fire Ant Hills are being reported- will look at options
- Pool/Clubhouse Updates- John Critzon
- Security Updates- James Haner (via Joy Perkins)
  - Cameras on front gate- decision was made to wait until all the construction phases are complete
- Social Committee- Katie Critzon
  - Activities are posted
- Welcome Update- Donna Davis
  - 3 new neighbors were welcomed in last month, all in phase 5
  - Updating information and procedures to better meet the needs of the residents
  - Need information from Architectural and Infrastructure

Meeting was called at 7:41

Next meeting will be March 14, 2022, at the clubhouse