

## Seven Lakes HOA Meeting Minutes

September 12, 2022

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

Committee Chair Attendees: Amy Oswalt, Rhonda Shirley, and Doug Deal

Meeting was called to order at 6:24

### General Business- Joy Perkins

- Approved Minutes from last month's meeting
  - Motion made by Dean Cooley; Second by Doug Deal; Vote was unanimous to accept. Joy Perkins will post the minutes.
- Update on Covenant Changes
  - Everything has been approved by Pratt except 51%, Joy Perkins will ask attorney to advise on how to get things done with a proxy
- Sidewalk repairs
  - 5 areas need repair. Will advise homeowners affected once date is established.
- Annual Meeting
  - Attorney will be present to review changes in covenants
  - Announcement to residents will go out this week
  - Will print out residents list and use as sign in when residents attend meeting
  - Skeleton presentation will be sent to committee members in next week for input

### New Business

- Road Repair
  - Mr. Pratt approved up to 50,000 for road repair
- 2023 Board and Committee Members
  - Welcome is going back to Social
  - Need to know if anyone is rolling off
    - Secretary has completed her commitment, but replacement is inline
    - Treasure and President are in place for next year
    - Vice President to advise
- 2023 Budgets
  - Completed and approved by Mr. Pratt
- Update on new phases
  - Phase 5- all sold one pending closings
  - Phase 6- all lots sold, 1 spec home still available

## Committee Updates

- Architectural Updates- Linda Cleveland
  - 3 requests approved
  - Request for homeowners at top of neighborhood was discussed. Decision is to follow the covenants that any outbuilding must match the architect of their home- style, color, etc.
- Communication Updates- Joy Perkins
  - Newsletter articles are due 9/23/2022
- Covenant and Regulations- Candace Kensinger
- Infrastructure Updates- Phil Cioni
- Landscape Update- Rhonda Shirley
  - All lighting at entrance is working
- Pond and Fountain Updates- Doug Deal
  - Thicket Creek Pond not holding water- Pratt development to handle
- Pool/Clubhouse Updates- Joy Perkins
  - Pool Gate system is repaired, all cards have been created and delivered that were paid for.
- Security Updates- James Haner
- Social Committee-Amy Oswald
  - Little Massage trailer is back this weekend
  - Ladies' night out scheduled for September 13, 2022- Cancelled
  - Yard sale scheduled for October 1, 2022
  - Craft Fair scheduled for October 22, 2022. Inviting crafters outside of neighborhood. Will require a 25\$ deposit to secure a spot and will give it back after the craft show.
- Welcome Update- Donna Davis
  - 4 welcome packages were given out last month

**Financial Review** was given by Dean Cooley

Meeting was called at 7:39

Next meeting will be October 10, 2022, at the clubhouse