

**Seven Lakes Homeowners Executive Board Meeting
July 12th 2017 (Wednesday)
8656 Seven Lakes Drive, Ooltewah TN 37363**

Members present:

Mr Pratt (Developer)

Velvet Mitchell (President)

Deanna Faulkner (Finance Committee)

Barbara Graham (Pond & Fountains Committee)

Michael Johnson (Landscaping Committee)

Corine Gunasena (Secretary)

Meeting minutes:

Meeting was called to order by Velvet Mitchell at 6.38pm. She welcomed Mr Pratt and members present. Minutes for our last meeting were approved prior to this.

An update was provided on the Rules & Regulations Committee. 35 letters of violations were sent out and a majority of them have been remedied.

Residents who do not comply with our covenants with regards to parking will see stickers on their vehicles notifying them of an imminent tow and fines will ensue for repeated offenders.

Deanna handed out the financial statements for us to review. Informed us that a new heating and cooling has system has been installed in the clubhouse. She briefed us on late fees collected and the progress of the cases regarding errant residents. Mr Pratt's queries about the budget were answered as well.

Michael and his committee had several meetings with the new landscaping company, Green Effects. They have finished mulching most of the required areas except the Leyland Cypress trees in the front of the neighborhood.

They are here every Monday and will be starting weed control treatments soon. (This is part of their contract as per Michael). They will also tend to the bare spots and the roundabout.

Michael reviewed the quote for landscaping the common lot next to the model home with us. This plan will be up for discussion in 2018.

The "Overlook" sign has finally been completed according to Velvet.

Barbara addressed the complaints about the two ponds; the clubhouse pond and the large pond with the

sidewalk. She informed us that the longleaf pondweed has taken over these two ponds. The weeds were sprayed, now have turned brown and are floating on top of the water.

These two ponds function as catchments for storm water runoff. We had extensive rains this month and as a result, there is growth of new pondweed stimulated by fertilizer runoff from lawns in the surrounding areas.

Barbara said that the ponds will continue to be sprayed for pondweeds and treated with shading products.

The fountains have remained in good working condition as a result of periodic maintenance by Koi Klein. Beaver removal services continues but no sightings have been reported.

Koi Klein has recommended installing a fountain for the large pond with the sidewalk. However, there is no electricity availability at this location at this present time. Due to budgetary constraints this year, this will be brought up for reconsideration when planning our 2018 budget.

The columns and other repairs are needed in the clubhouse and around the pool area. The door to the restroom in the clubhouse needs to be adjusted. Residents can open it with their pool card. At present, the pool is professionally cleaned twice a week.

Amanda Legge has graciously agreed to do our newsletter. Plans for an ice cream social, and Halloween activities are in the works as per Velvet.

Mr Pratt informed us that he was thinking of having open elections for the HOA Board, probably by the end of this year. Many of the current Board members have informed him of their wishes to step down due to a variety of reasons. Also, others felt that it was time to turn over the responsibilities to others who have indicated their interest to serve.

He plans to draft a document with regard to this matter to notify the residents of our neighborhood. Meeting adjourned at 8.45pm.

Submitted by,
Corine Gunasena
Secretary