

**SAVANNAH OWNERS' ASSOCIATION
BOARD MEETING MINUTES
THURSDAY, JULY, 21st 2022, AT 6:30 PM
MEETING CONDUCTED AT SAVANNAH CLUBHOUSE**

- I. ESTABLISH A QUORUM** Director Denis Smith called the meeting to order at 6:33 PM. The following directors were present for quorum

Denis Smith

Ben Plucker

Brittany Carpenter

Amy Burbank

Kyra Carney

II. APPROVAL OF THE AGENDA; DISCLOSURE OF CONFLICTS OF INTEREST

Board Announcements- Denis read a letter of notice to the community regarding inaccurate account of correspondence from homeowner.

Approval of Minutes- On a motion duly made and seconded, it was unanimously resolved to approve the minutes from May 12, 2022.

Board members disclose any conflicts of interest regarding agenda items – There were no conflicts of interest regarding items on the agenda.

III. SPECIAL GUEST – None Scheduled

- IV. HOMEOWNER FORUM** – Homeowner comments included the following: Sodding and weed maintenance, trash enclosures, visitor parking lengths, 2 uneven bottom steps by building 8, springs on building 2 doors are not functioning, 3rd floor doors are propped open, dog's being off leash, paving by building 1 is coming up, carpet in building 2, signage on exterior buildings, S fence by building 4, and birds nesting. Request for clock on exterior clubhouse facing pool. Need for speed bumps.

HOMEOWNER CORRESPONDENCE – Board members review correspondence form the community

- V. MANAGER'S REPORT** – The manager gave a report of items completed since the last meeting. There were no unanswered questions.

VI. FINANCIAL STATEMENT

JUNE 2021 – Management carefully reviewed the June financial report with the Board. On a motion duly made and seconded, it was unanimously resolved to approve the financials from November subject to final audit.

VII. UNFINISHED BUSINESS

- A. **Declaration Amendment** – The court petition process is pending
- B. **Status of fence repair from car damage** - The Association is waiting on an insurance payment from the driver
- C. **Painting Proposals** – Approval to paint metal stair systems on buildings 1 & 2. As well as rail painting on building 3. Paint garages 17, 18, & 19. -approximately \$20k (approved)
- D. **Dog Park Installation**

VIII. ITEMS TO RATIFY

Approval for flooring replacement for #9-204 – On a motion duly made and seconded, it was unanimously resolved to ratify the approval for LVT flooring replacement in building 9 until 204.

By 3 to 5 margin unit 2-206 was approved for window film to be applied.

IX. NEW BUSINESS

- A. **Insurance Renewal** – Ratify new insurance policy
- B. **BBQ Grill Removal – Insurance Requirement** – All propane and gas grills need to be removed per new insurance policy.
- C. **Landscape Enhancement Proposal** – Will be changing from SOS. Approval for selected areas for re-sodding. Did NOT approve proposal for shrub replacement with SOS.
- D. **Pine Tree Removal / Replacement Proposal** – Motion to approve pine tree by building 2, will not be replacing at this time.
- E. **Schedule Next Board Meeting** – Thursday, September 22nd, 2022, at 6:30 PM in the community clubhouse.
- F. **“Leave a Book; Read a Book”**- Program to be implemented by placing a bookshelf in lobby of Clubhouse for Community use.
- G. Approval for Holiday Lighting Contract

X. REPORTS

- A. **Social Committee** –

- i. Request for clock on the exterior of the clubhouse facing the pool.
- ii. Plan for Holiday party.

XI. ADJOURNMENT at 8:20pm EXECUTIVE SESSION (Discuss delinquencies)

Respectfully submitted by Kyra Carney
