

Summit Point Board of Directors Meeting Minutes

August 10, 2021

OPENING/MEETING CALLED TO ORDER (6:35 pm)

- A. Prayer
- B. Roll Call – All Present
- C. Opening Remarks – President Elizabeth Cromwell

READING AND APPROVAL OF MINUTES

May 2021 Minutes was read by Secretary, Motion made by Elizabeth and Second by Jeanette all in favor to accept Minutes as written

READING THE MONTHLY FINANCIAL REPORT

- A. As of JULY 31, 2021, Checking Operating: \$9,810.47 Reserves: \$9,564.38 Total: \$19,374.85
- B. There are four homes that have not paid their HOA Dues

OLD BUSINESS

- A. Retention Ponds: Liz checked with additional vendors. Melissa gave two recommendations Weatherup (404) 379-1645 and C & M Dredging (352) 314-8900.
- B. Engineer for easements/ponds: TW Brown did an assessment of Easements on October 29, 2020. The cost would be approx. \$48,601.00 to repair.
- C. Special Assessment: With everything going on with the Retention Ponds there was a Motion made by Vickey for a onetime Assessment of All homeowner for \$1200.00, was second by Jeremy, all was in favor.
- D. Request an additional street light for Summit Point Drive

New Business

- A. Engineer for easements/retention ponds: There was another assessment done by TW Brown with the City finding. The cost would be approx. \$106,433.00. This does not include the installation for Water meter.

- B. There was a Motion made by Elizabeth for a onetime Assessment for All homeowner of \$2500.00 to cover the repairs to the easements/retention ponds, was Second by Viveca, all was in favor.
- C. There was a Motion made by Vickey and Second by Elizabeth all was in favor to apply for HOA Loan from Truist Bank to cover the initial cost of the repairs allowing the homeowners to pay the assessment in monthly installments. Due to Covid the cost of everything is going up and the BOD reserved the right to revisit the total agreed for the Special Assessment.
- D. Schedule a Special Meeting with all homeowner to keep them informed of Plan of Action for the easements /Retention Pond.
- E. BOD made the decision on homeowner ARC request to partially approve the request. The fines will remain as is. Homeowner will be notified by certified letter of the BOD decision.
- F. Violation Letters which have incur a fee will be sent Certified to homeowner

Other Issues/Concerns

- A. Trash in Community: If you see trash in your yard, while you are walking or riding in the community, please pick it up. We have to take pride in OUR Community.

Adjournment: 8:14 pm Next Meeting September 14, 2021 at 6:30 pm Conference Call Dial in number (701) 802-5246 Access code: 3790187#