

Minutes of the Merrymount Board of Directors Meeting

November 17, 2019

Denise Buckner's residence at 2:30pm

In attendance were Lisa Handy; Chair, Doug Sobey; Vice Chair, Kelly Dice; Director, Denise Buckner; Director, Cynthia Duffy, Secretary. Guests in attendance were Wilma Poole, Lee Guins, Miles Teasdale and Joe Duffy.

Lisa welcomed all board, guests and Cynthia Duffy as the new secretary and called the meeting to order.

Committee Updates:

ARC –Wilma Poole, chair, gave the following report; Lot #10's project is currently on hold. Lot #69 to close 11/22/19. Lot #122 should close by year end 2019. A letter will be sent to the community alerting them to the upcoming vote to remove ARC guidelines from covenant. Doug, Wilma and Denise will work on wording for the separation vote.

Social –Lee Guins, chair, reported the committee had a great year and that attendance was up. John and Lee Guins will host the annual Christmas party at their home on December 7, 2019. An email was sent to the community at large with Lees invitation. The first meeting of 2020 will be held in February. Four events in 2020, one each quarter. First Fridays have morphed into Last Saturdays. Although well attended, the committee can not continue to “host” these events on a regular basis unless they receive more help. Social calendar to be posted on the web site.

Planning –The board passed a motion to postpone staining the pavilion until spring. Trees near the entrance need attention. Doug has tried to contact responsible parties but has yet to hear from the owners. The board passed a motion to postpone landscape work on front entry until early 2020. The board passed a motion to retain the current landscaping company, JJ's Lawn Service for 2020 contract,

Audit – The internal financial audit is being completed. Denise suggests an audit on electronic voting software used in the last election.

Old Business –

- a. The board will be sending a vote for community to separate out the ARC guidelines from covenants, reference to see ARC guidelines. Other items to vote are: ARC committee to remove the roof pitch measurement requirements in section 4.2 of 'Before You Build'. ARC will provide voting items.
- b. Using dirt from dirt pile to go around the firepit. May revisit Jon Guin's quote later.
- c. Doug Sobey sent letter to owner for dead tree removal at front entrance.

- d. Thanks to Richie fixed the entrance lights and him and Jim fixed the sprinkler controller.
- e. Roads were completed – thanks to Debbie Ortiz for planning, communicating, and invoices.

New Business-

- a. Reviewed Oct 20 meeting minutes and approved.
- b. Minutes from 7/15 and 8/12 were administrative – for home owners disclosure packet, review of the updates to disclosure packet and ARC guidelines review are posted on website.
- c. Lot 69 closes on Nov 22.
- d. Paint pavilion for \$3500 - \$2900. Postponed till spring 2020.
- e. Monthly rentals in Merrymount is off the table
- f. Doing front entrance greenery, cutting down two dead pines at front is waiting till spring. Doug will ask Kyle Parshall if he can inspect our trees for possible removal.
- g. Review submitted lawn mowing quotes for 2020, staying with J&J lawn services.
- f. When to vote on carving ARC Guidelines as stand alone from covenants other ARC items to vote on at annual meeting.
- g. Research possible 2 new laptops for secretary and treasurer.
- h. Financial report – Deb unavailable due to attending a funeral: Signature cards at BB&T should be completed. Credit card processes on Tues 11/12/19

Meeting adjourned

Next meeting: January 13, 2020 at Denise Buckner's at 1:30pm