

**Patrick Place Property Owners Association  
Board Meeting Minutes – November 14, 2018**

**2018 Board Members Present:** Dean Brewster – President, Duane Stanek – Vice President Tammy Frailey – Secretary, Vishnu Basdeo – Member at Large, Donnie Vaughn – Member at Large, Gary Hand – Member at Large

Meeting was called to order at 6:10 p.m.

**Minutes from previous meeting:**

Minutes from October meeting approved.

**Financial Review**

All bills paid to date, Tammy working on converting financial files from mac to windows.

**Landscaping**

Vishnu will purchase plants with Lowes gift card to be planted at the entrance sign at a later date.

Landscaping contract approved for 2019

**New Discussion**

- Decorating Cabin for Christmas Dec 1, 10am, will send out email to seek volunteers/helpers.
- Seven volunteers have come forward to serve on 2019 board. Although we have seven and need seven ballots will be sent out as is required by bylaws.
- C&R ballot was passed to include fines/fees to be included in bylaws, whereas the board can enforce fines, fees to property owners who are in violation and thus place liens against property if not paid.
- Bylaws & ARC to be recorded in York County prior to 1/10/19.
- Tom Howard sent information to be reviewed for solar panels to be installed on lot 55 (his lot). Solar panels are not able to be placed on house and he is looking to have standalone unit placed on lot 55. This issue will be passed onto the new board with all information provided from Mr. Howard
- Final 2018 board meeting is Dec 15<sup>th</sup> @ 10 at the Cabin where we will close out any current business and the 2019 board will be introduced and can take charge. 2018 board meeting 10-10:30. 2019 board will be present and can conduct their meeting after the Annual Meeting.

**Old Discussion**

- Further drying out of entrance sign is needed for repairs on stucco – Thompson water proofing is in the outdoor chest at cabin.
- Proposal for POA Management company received waiting on second proposal to compare options and fees associated with management company. This is just to see what is offered from a management company and how/if their services could help our neighborhood. The new board for 2019 board can look into if interested.

Meeting adjourned at 6:38

Next meeting will be held Dec. 15<sup>th</sup> @ 10

Minutes taken by Tammy Frailey