

SNEE FARM COMMUNITY FOUNDATION
Board of Directors Regular Monthly Meeting
August 15, 2017 - Snee Farm Country Club - 5:30 PM
MEETING MINUTES

President Hurst called the meeting to order at 5:35 PM

Board Members Present: Steve Hurst, Michael Hagedorn, Jeremy Burnham, Dorothy Clinton, Dottie Teetor, Mario Rasgo, Ed Hutson
Absent: Brian Eanes, Don Campbell

Minutes Approved: July Monthly Meeting Minutes Approved Electronically

Invited Guests: Jessica Turner, Southern Community Services
Emily Raby, TOMP

Presidents Comments

I personally feel very fortunate that we are at the front of the line for stormwater work and intend to do everything possible to facilitate it. Special thanks to Mario for lighting a fire under me to get the proper election paperwork moving.

Steve introduced TJ Delduca, an applicant for the Board, who was observing.

Property Management

Jessica indicated that the postcards for the Annual Meeting are being prepared. The weekly drive bys for possible restriction violations continue. They are working on a list of homeowners who owe and so will not be eligible for Annual Meeting voting. SCS is still working on collections for delinquent homeowners.

Stormwater Presentation: Emily Raby TOMP

Emily presented the proposal from the Town of Mount Pleasant to deal with stormwater issues. She explained that the Town is getting \$10 million from the state to work on this issue. The goal is to bring the storm drains up to modern standards. Some are OK and others are not. They are looking at a January start date.

There were two pictures presented for consideration of the proposal. Both would necessitate Snee Farm granting an easement to the Town of 5 acres of property off Indigo Cut. Much discussion ensued about which proposal would be better, and what the effects of granting such an easement would be. It was determined that the Board would seek legal advice about both the process for the homeowner and the ramifications of such a move.

Restrictions

There was no report as Don was not present

Finance

Michael indicated that they are continuing to deal with delinquent homeowners and negotiate outcomes for some. There are payment plans in place for many

It was also suggested that we look into tax consequences for giving the 5-acre easement to the Town, should that occur.

It was also stated that we should have bids for the maintenance costs of each of the two presented options.

Maintenance

Contracted lake and irrigation work continues on schedule. Beaumont fence repairs have been completed and Forever Green is working on vegetation along it. Whipple Rd. has been bush hogged and I have requested a quote from Forever Green on more systematic mowing. We are awaiting quotes on irrigation timer upgrades. Indigo Cut and Garden Way walls on hold pending results of reserve and stormwater studies. Ed commented that there are sight line issues on Long Point Road

Communications

As we are preparing for the annual meeting, the website has been updated with a revised board application process and form. The update is due to the new association management company and how they are incorporated into the process. To inform residents about applying for the board, a short message was placed on the message boards that applications are due on 8/30 and to go to SneeFarmCF.com.

We have also prepared the annual meeting notice, which has been given to our management company, SCS, for printing and mailing. The mailing is scheduled to arrive to homeowners on or before 8/21/2017.

An email blast was sent out regarding the 2017 eclipse. The information was provided by inspector Chip George with the MPPD.

Landscape

The July challenge was SCE&G power problems affecting irrigation and lighting at the front entrance.

This month's challenge has been stinging bumble bees. They attacked the landscape crew when they neared the bees area at the Farm Quarter lakes. They were in one of the birdhouses there. Jerry Barnett and a friend removed the birdhouse that was their residence. I informed Forever Green. They returned only to be attacked again. Michael Hagedorn mowed the area and found no bees. The crew returned for a third time and once again had a problem, this time they were in the ground. Jeremy Schneider sprayed the area and they were finally able to mow the area after three

weeks. This is an area that is frequented by adults with and without pets and kids fishing in the lake there, so this was a safety issue.

The excessive rain has definitely created a problem for the landscape work, including precluding them from spraying the vines on the Beaumont fencerow. That can't be done while it is raining.

Architectural Control

Jeremy reported that request have slowed somewhat but plans have been submitted for the new house on Farm Quarter and that work on the Law Lane property will be starting soon. Permission was given for construction vehicles to park on the grass as the traffic on Law Lane would be a safety problem.

Unfinished Business

The Reserve study should include figures for the bathymetry work . Mike Ashton has not signed off on this until after the stormwater work is finalized.

Ryan McCabe letter for short-term rentals was presented to Steve.

It was determined that an Executive Session be held before the Annual Meeting. The Nominating Committee is scheduled to meet on Sept. 5 @ 4PM, so the Executive Session will take place after that, about 5 PM

Meeting adjourned @ 6:42 PM

Prepared by Dorothy Clinton

Approved Electronically on or by September 21, 2017

Attested to by Steve Hurst, President