

SGS ASSOCIATION BOARD MEETING MINUTES

August 8, 2011

The SGS Association Board of Directors met Monday, August 8, 2011. The president called the meeting to order at 7pm. Those in attendance were:

President: Tom Rylander

Vice President: Dr. Milton Smith

Treasurer: Alan Cunningham

Director: John Racer

Corresponding Secretary: Carlton Edwards

Director at Large: Lamont Barnes

Also present were:

Committee Chair: Wanda Kirk

Committee Chair: Judy Cunningham

Old Business

Items Discussed

- It was reported that 22 square yards of chips are needed for playground. Including installation, the cost would be between \$900.00 and \$950.00 if Kenny's Landscape does the entire job. After a brief discussion about the possibility of a local Boy Scout troop doing the job for a donation, the board unanimously agreed to hire Kenny's to do the job.
- It was also reported that Chesterfield County has put in a water line for the playground, but has not installed a water meter and, as yet, no paper work has been filed for that to be done
- Ryan homes is being pressured by the SGS Association to remove felled trees from lots as a result of new construction in both Stoney Glen South and Timsbury Pointe.

- Ryan Homes is also being pressured to stop using lattice to surround air condition units of new homes because that practiced does not meet community standards. While Ryan Homes did agree to outfit homes currently under construction as well as future homes it builds in SGS. They have not stated whether or not they will replace the lattice enclosures used to enclose the air conditioners in the community. However, an ongoing discussion between the board, Ryan, and Reed's Landing to determine which company is responsible for replacing those enclosures with vinyl in keeping with community standards.

Committee Reports

Landscaping Committee Report

- The committee chair stated that she still has not received an estimate from Edgeline Landscaping Border for edging the mulch around the sign at both entrances to Stoney Glen South. According to the previous offer, they agreed to donate the edging material for the privilege of placing their signs in the area.
- The home located at 14151 Faraday Terrace was selected as the July 2011 "Yard of the Month." The residents were presented with a \$25.00 gift card.
- Bag worms were found in cypress tress located around the playground area. The board voted unanimously to hire Bartlett Tree Service to eradicate the insects at a cost of \$285.00.
- The committee chair also reported that there is still no water for the entrance to Timsbury Pointe, thus no real landscaping or grass planting can be done. She stated that there is a plan in place to mulch around the sign and to plant some shrubbery during the month of August 2011.

Treasurer's Report

- One homeowner paying off a fine to the HOA declared bankruptcy but only had a remaining balance of \$50.00, which has been waived. .

ARB Committee Report

- The committee chair reported that a property in violation is still in violation; however no action had been taken against the residents because when last checked they had done some yard work (the grass had been cut). However, some board members noted that the yard maintenance still does not meet community standards.

- The chair also noted that the property with a vehicle in back yard, is still in violation. Their fine is currently close to \$900.00. The board decided to send a reminder letter letting the resident know that if the vehicle has not been removed from the property by August 28, 2011, legal action will be taken to enforce the fine.
- The chair reported a trailer in violation of community standards has been removed and the residents sent SGS a \$50.00 check to settle their fine.
- Finally, it was reported that a boat located at another resident, in violation of the standards, was also removed and the fine was waived. The homeowner was only responsible for the cost of the certified letter alerting them to the violation.

New Business

Items Discussed

- The president is seeking a volunteer to head up the community's participation in the Stoney Glen Cup golf tournament. It was stated that the tournament cost is \$25.00 per registrant.
- Wanda Kirk was nominated to replace Marvin Edwards, who recently resigned, as a board member and to take over his duties as Recording Secretary until the next Annual Meeting. The board voted unanimously to bring her on board as a board member.
- Because the board is adding items not currently covered under the covenants, and to give the HOA more authority to enforce the rules, the board decided to take a vote to approve the new standards document at the next annual meeting, get it certified, and filed it with the county. A two-thirds vote (60% of the homeowners) is needed for approval.
- The board discussed a homeowner's letter that will be posted on the association's website. The letter will serve to inform residents that the proposed draft of the standards will be available for viewing on the SGS website and will be voted on at the next annual meeting. One member also suggested that a paragraph be added to the letter letting residents know the board will be soliciting their proxy in regard to the community standards.
- After a detailed discussion, the board voted to allow above-ground pools with stringent guidelines as to the construction of the pool. Also, it will be stated in the guidelines document that if the requirements are violated the board has the authority to force the violators to make any necessary changes or to remove the pool. The resident will then have 30-days to make those changes or remove the pool.

- The president agreed to email each board member a letter he drafted outlining requirements or guidelines for approval of above-ground pools. It was decided that each board member should review the document and present feedback to the president within one week of the board meeting. The letter would then be distributed to homeowners. The board decided to notify one homeowner, who has been seeking approval, a letter letting them know that the board re-accessed the issue and has approved above-ground pools with certain restrictions.
- It was announced that the next SGS Board Meeting is scheduled for Monday, September 19, 2011.
- With no further business to discuss, the President adjourned the meeting a 9:10pm.

Respectfully submitted,

Carlton Edwards

Corresponding Secretary