

MYRTLE TRACE PROPERTY COMMITTEE

August 8, 2017

Present: Ellen Elliott, Renzo Falcinelli-Board Liaison, Tom Gray, Ron Grove, Roger Kirschner, Thor Kongvold, Liz Maas, Walt Gardiner, Richard McEvoy - Chair, Alice McTarnaghan - Secretary, Paul Sallas, Peter Vath

Welcome: Possible new Phase 1 & 2 Representative: Susan Greenfield

The minutes of the July 11, 2017 minutes were approved as distributed.

Old Business

Victory Pest Control - Clubhouse and maintenance shed complete. Pool area will be completed tomorrow. Schedule regular pest control for clubhouse when no activity is scheduled.

Section/Infrastructure reports

Phase 1 & 2: No report

Phase 3: Broken pipe reported. Ron will investigate.

Phase 4: Broken pipe behind 121 Birchwood Lane.

Phase 5: No report

Phase 6: 101 Linden Circle tree leaning - problem with determining who is responsible for tree removal.

Phase 7: No report

Phase 8: 210 Beechwood - erosion. Refer to Lake banks Rep.

Cabana/Pool

Hot water heater not working. Lock on ladies room door broken, will return it to Lowes for replacement.

Clubhouse

Thor will paint the addition this fall, when it's cooler. It has also been requested that wheels be put on library table. The supplies have been purchased to refurbish the floor. Clubhouse will need to be closed for at least two days when this is done.

Garden Club No report

Gates

Exit gate repaired. Decal reader updated.

Lakes

Complaint - lake at corner of Boxwood Lane and Myrtle Trace Drive low.

Lake Management has sprayed weeds. Algae under control for the time being.

Complaint - Hummingbird Lake overgrown with weeds and debris.

Streets & Signs No report

Trees Leo reports that there are another 8 trees to be removed and some stumps to grind. He estimates that this could be done for approximately \$2000.00. Board needs to be asked to approve expenditure.

112-114 Berry Tree issue with tree - refer to ARC - homeowners issue.

New Business

Copy of the Myrtle Trace Homeowners Association Common Properties Guidelines And Restrictions reviewed by each property committee member.

Issue with Easements - Phase 8

Guidelines for mailboxes discussed.

Annual budget due at next meeting.

Meeting adjourned 10:25am

Alice McTarnaghan, Secretary