

# Pebble Ridge Homeowner's Association

## Minutes of September Board Meeting - 2014

September 9, 2014

### 1. Call to Order

- a. The September 2014 Board Meeting of the Pebble Ridge Homeowner's Association (PRHA) of Taylors, South Carolina was called to order by its' president, Sandra Bishop, at approximately 7:03 PM on Tuesday, September 9, 2014. The meeting was held at the 106 Pebble Creek Way. Sandra Bishop (President), Carrie Arms-Polin (Secretary), Harry Ivey (Director at Large), and Dennis Elmore (Treasurer), and Nathan Vance (Former President) were in attendance.

### 2. Treasurer's Report

- a. Current account balance: 13,369.07
- b. 2 unpaid homeowners (Lot #50 and Lot #76): liens have previously been placed on both properties

### 3. Old Business

- a. Newsletters
  - i. Homeowners positive response to emailing newsletters
    1. Website registration will provide email addresses
- b. Speed humps/Stop signs
  - i. According to County study, our streets do not qualify for speed humps/stop signs
  - ii. HOA cannot install speed humps/stop signs; must be installed by County
  - iii. HOA can request radar speed sign to be placed on both roads; there is a waiting list for the county to post signs
  - iv. Update will be given at Annual Meeting
- c. Paving
  - i. County (Joan Peters) has requested all roads be repaved with the exception of Pebble Pointe in 2015
  - ii. County meeting will be held in December to decide order of paving for 2015
- d. Storm Drains
  - i. Collapsed storm drain at 107 Pebble Creek Way has been replaced
- e. Landscaping
  - i. Estimate for redoing entrance landscaping
    1. \$35 per three gallon scrub (including labor)
    2. \$560 total for both entrances
    3. Motion passes 4 to 1
- f. Street Lights
  - i. Dennis has contracts and will get signed for addition of street light at 205 Pebble Creek Way

### 4. New Business

- a. Curb Number Painting

- i. \$400 (\$5 per lot) to paint all numbers in neighborhood
  - 1. Motion unanimously passes
  - 2. Dennis will contact company on 09/10
- b. Annual Meeting
  - i. Clubhouse Grill
    - 1. \$150 to rent room, \$150 food (appetizers), 1 drink per person
      - a. 4 to 1 motion passes
      - b. Dennis will talk to Clubhouse owner
  - ii. Meeting Announcement
    - 1. Carrie and Sandra will create announcement
    - 2. Sandra/Carrie will go door to door for 40 lots, Harry and Dennis will take 20 lots each. Out of town homeowners will be mailed.
  - iii. Trash Collection Presentation
    - 1. Board to recommend Kirby
      - a. 3 to 1 motion passes
    - 2. Carrie will present information at Meeting
    - 3. Carrie will contact Kirby to ensure rates are still valid
  - iv. Purposed Budget
    - 1. Will be approved by Board at Special October 7 meeting
  - v. Derelict Cars
    - 1. Unanimous decision to send letter to homeowner with derelict cars
    - 2. 14 days to comply before County is contacted
    - 3. Possible fine up to \$100
  - vi. Paypal
    - 1. Dennis opened Paypal account for HOA dues
    - 2. Transaction fee less than \$7
    - 3. Available now on website
  - vii. Slate of Officers for 2015
    - 1. President: Sandra Bishop
    - 2. Vice President: Carrie Arms-Polin
    - 3. Secretary: Joann Durham
    - 4. Treasurer: Dennis Elmore
    - 5. Landscape: Robby Davis
    - 6. Welcome: Kathrin Pringle
    - 7. Architectural: Kevin Totherow
    - 8. Newsletter: Sonja Bryant
    - 9. Director-at-Large: Open
    - 10. Director-at-Large: Open

5. **Adjournment**

- a. Meeting adjourned at 9:10