

River Oaks Home Owners Association

Meeting Minutes of 07/11/2022

1) Call to Order

Isaac Moore, Jr., president called the ROHA Board Meeting to order at 7:09 PM on Monday, July 11th, 2022, at Christ Community Lutheran Church, 8315 Dorchester Rd.

2) Roll Call: Present Board members:

1) Darrel McKeown, 2) Robin McKeown, 3) Paul Amarendran, 4) Adam Wade (by phone), 5) Karlean Williams, 6) Ed Nead, 7) Bill Summer, 8) Derek Beavers, 9) Isaac Moore, Jr.

3) Agenda:

Isaac had sent the agenda. "Fences at River Chase" was added to the agenda. Darrel made a motion to accept the agenda and Ed Nead seconded it. Agenda accepted with above addition.

4) Minutes of Meeting June 13th 2022

Minutes made by Kirk Wylie for June 13th was not available since he was absent. It was tabled to next meeting.

5) Treasurer's Report

Kristina is on a business trip to California and hence absent!

6) Committee reports:

6.1) Maintenance:

6.1.1) Sign light for Palmetto Plantation not working for a week: Paul checked the breaker box and found the breaker tripped (could have been the heavy rains). Turned it off and then on; lights work.

6.1.2) Adam had been busy and unable to get quotes for tree cutting. Ed Nead said that he would take over from Adam.

6.1.3) Woodington sign lights: the one on the left has one of the two fluorescent tubes burnt out. Based on the previous decree by the board that we will replace these lights with LED lights on such an occurrence, Paul made a motion to spend a total of ~ \$ 500 for LED lights on both sides. It was seconded by Ed Nead. The motion was carried unanimously.

6.2) Community Outreach:

6.2.1) Robin has done the marquee boards for years but has announced that she is now quitting that task.

6.2.2) She explained the reason for using the space in Xtra Storage on Ashley Phosphate. (i.e.) all our equipment such as flags are stored there.

6.2.3) Moss Court and Battery Range need to be repaved.

7) Old Business:

7.1) Court appearance: Paul represented ROHA at the evidentiary hearing in St. George on 7/7/2022. Our attorneys Ford and Neil presented our case very well. Halcyon attorney was also present. The judge has given 1 month for both sides to present their closing arguments.

7.2) Paul had asked Ford Thrift if testimony letters from ROHA members would help and Ford said, "Yes; draft a letter and send it to me. I will edit it and then you can canvas for such letters from residents". Paul drafted a letter and sent it to Ford on 7/9/2022. No reply yet from Ford.

7.3) Isaac requested members to check with their neighbors if they would be interested in serving on the board.

7.4) BrightView is currently doing lawn maintenance on a month-by-month basis for \$3,000 per month. Kristina has ironed out issues with wrong invoices/invoices for 2 months etc. Board is to decide frequency (in summer and in winter). However we still don't have a contract from them.

7.5) Community Picnic: Isaac announced the date change to October. There was a discussion about paying Faith Church for use of the facility and clean up. Paul made motions for the amount to be \$250 and the date to be October 8th. Adam 2nded it and the motions were carried. (Oct 1st is yard sale).

7.6) Stipend for use of Lutheran Church: \$100 was proposed by Isaac. However Kristina needs to check as to where the funds could come from since it doesn't seem to have been budgeted.

8) New Business:

8.1) Notice of violation on Marsh Hall ponds: Isaac distributed copies of the letter received from Dorchester County. The issues are:

8.1.1) At the small pond near 182 Haynsworth: 1) Riprap in disarray 2) Trees in the pond need to be cut off.

8.1.2) At the big pond at Haynsworth and Remington: part of the grate is missing and the rest of it is not bolted down.

Paul was asked to get in touch with the county, get an extension for the plan and execution. He was also tasked with getting quotes for the above and execution of the same.

8.2) Fallen and leaning trees: Isaac to talk with Kristina about using the \$10,000 emergency fund for these expenses.

8.3) Ornamental Wooden Fences at River Chase entrance:

8.3.1) On the right side: two of the 2x4s have partially fallen off (screws/nails have rusted).

8.3.2) On the left side: growing tree trunks are crowding out some 2x4s.

8.3.3) Moss makes it look unaesthetic. Needs pressure washing!

There was some discussion about pulling down the fences altogether. Ed Nead was against that because walkers would encroach into his property. Isaac proposed a meeting at the fence, to decide on the course of action.

9) Next Board Meeting: Monday, Aug 8th 2022 at the Lutheran Church. Darrel made a motion to adjourn and Robin seconded it; board adjourned at 8: 19 PM.