

RIVER OAKS HOMEOWNERS ASSOCIATION

Meeting Minutes of 12 December 2016

1. Call to order

Kevin Bruch called the meeting of the ROHA to order at 7:05 pm on Monday, December 12, 2016 in the Conference Room at the Ashley River Fire Department.

2. Roll call – Quorum attained

Name	Present	Excused
Kevin Bruch	X	
Jeff Morey	X	
Darcia Hicks		X
Michelle Jackson	X	
Anna Mitchel		X
Paul Amarendran	X	
Ernie Kornahrens		X
Dean Hinson	X	
Rhonda Long	X	
Bill Summer	X	
Sean Patrum	X	
Betsy Mitchum	X	
Dennis Shelters		X
Ellen Sapp	X	
Cheryl Cannon		X

3. Secretary's Report

Minutes from November were presented, Jeff Morey made a motion to accept and Dean Hinson seconded and they were accepted as presented.

4. Treasurer's Report

No treasurer's report

5. Unfinished business

- a. *Update regarding Executive Committee meeting with Halcyon* – meeting has not occurred. Kevin will call Stacey to resume drive throughs and to restart sending the violations report.
- b. *Message signs* – The signs will be installed on December 15th.
- c. *Appian Way Drainage Ditch - Plat - TMS# 181-05-10-006* is owned by Mr. Rhodes at 5009 Willoway Circle. Kevin delivered the letter to Mr. Rhodes and talked to him to explain more about his responsibilities once the new Lawn Care Company starts. Mr. Rhodes stated that he had called Dorchester County and had driven up to Dorchester County courthouse to get additional information. The HOA has now done that his possible to fix this situation and will leave in Mr. Rhodes hands. This item will be removed as complete.

6. New Business

- a. *Executive committee meeting report* – has not met with Halcyon yet. We have sent eight of the original letters to the new homeowners/new addresses that we have found and then we have sent a more strongly worded letter to 12 homeowners who haven't responded to the initial 3 mailings.
- b. *Community ARB and C and R's* – Dean Hinson did not attend – no report for this month as we haven't received a report from Halcyon

- c. *Community Advocacy Group* – Ellen Sapp provided the Dorchester County incident report. There was a burglary/breaking and entering on River Oaks drive and an incident with breach of trust/obtaining property under false tokens on Landerwood. Lt. Barnhill wants to encourage all homeowners to lock their vehicles and keep outside lights on at night.
- d. *Community Maintenance* – Paul Amarendran had sent separate email with status of neighborhood maintenance issues. It's attached at the end of these notes. Paul was able to determine that the leaning box on Park Forest Parkway is owned by Time Warner Cable and that they will be sending someone out at the first of the year to repair. The Community Maintenance committee met and reviewed the bids for the Lawn Care contract. There were three bidders – Horizon Landscaping, Pleasant Places and Owens Landscaping. After careful review, the committee would like to recommend Horizon Landscaping. Michelle made the motion to accept the contract for Horizon and Rhonda seconded the motion. The motion passed. Kevin will notify Horizon and signed copy of the contract will be placed on the website. Horizon will support the community with 51 visits per year and will include 2 applications of weed killer and fertilizer. They have the contract for Summers Bend, Whitehall and Coosaw Creek. A motion was made by Michelle to ask the new company to do one maintenance run-through in December prior to Christmas and Dean Hinson seconded that motion. Monies will come from the money that was not spent on the December payment to Lawn O Green. The motion was voted on and passed without comment. Kevin will reach out to Horizon to see if they are able to accommodate. Once the cleanup is done, Kevin will reach out for the pine straw application.

We are still trying to find a pond maintenance service. Lake (or Pond) Doctors has been contacted.

- e. *Community Outreach* – Betsy Mitchum reporting. Betsy and other volunteers have placed wreaths on the signs. Unfortunately there are some that have fallen so Betsy will fix. Betsy will add a 'Beautification' Committee to the listing for the General Meeting.
 - f. *Communications Committee* – Jeff Morey reporting. The newsletter was mailed out and comments were made regarding the lateness of the newsletter and some outdated information and a misspelling contained in the newsletter. The communications committee will make an effort to prevent this from happening in the future and appreciate the community for their input.
 - g. *General Meeting* – Invites should go to Larry Harper from Dorchester Sewer and Water, Jason Carriga/Ward – Dept of Public Works, George Bailey – Kevin will reach out.
7. Paul Amarendran made a motion to adjourn at 8:22 and the motion was seconded by Dean Hinson and approved.

Minutes respectfully submitted by Michelle Jackson, 1/9/2017. The next general meeting will be 1/24/2017.

Maintenance Committee Report included on next page

Maintenance Committee Report – Dec 2016:

Active members: Ernie Kornahrens, Sean Patrum, Dean Hinson, Kevin Bruch & Paul Amarendran

1) Barbed wire fence in Marsh Hall: I called the county water and sewer 832 0075 and reported that the fence post was bent. The answering service said that they would pass on the info. Called again on 10/19, no response! Called again today, 11/14; got to speak to someone but she transferred the call before I could get a name! No progress!

2) Leaning electrical cabinet on Park Forest: After SCE&G said it was not theirs, also, AT&T said it is not theirs. Knology (WOW) came by and said it is not theirs! Called Time Warner on 11/2 but no action! Called again 11/14 another promise but no work order! Called Comcast 800 266 2278; WO# ER039355335. Mystery solved! It does belong to Time Warner Cable. I met with the Service Man at the Junction box 3rd week of November. He said that it is an active box, servicing all of the area to the left of Park Forest Pkwy, as you come in from Dorchester. Called the supervisor again 12/12. He has promised to fix this by mid-January 2017.

3) Debris from Hurricane Matthew still not picked up from Polo Pointe. Kevin has called Bob. (Michelle had called earlier). Mary Poirier posted on "Nextdoor" as follows: Dorchester County Public Works called me yesterday to say the State pulled the contractor out of the neighborhoods to finish up the State roads then they'll be back in the neighborhoods. They expect our debris to be picked up no later than mid-next week. We can only hope!