

SILVERWOOD PLANTATION HOMEOWNER'S ASSOCIATION, Inc.
Meeting Minutes– July 18th, 2024
7PM Clubhouse

Board Members Present:

President – Denise McCorkhill

Vice President-

Treasurer- Beth Stiles

Recording Secretary- Cheryl Brown

Corresponding Secretary-

Residents Present:

- Phyllis Graham
- Cindy Felipe
- Anne Sawyer
- Tom Hicks

Call to Order / Welcome- 7:06PM

Approval of Minutes

- Motion to approve.... Phyllis Graham
- Second Motion.....Cheryl Brown
- Passed.... Unanimously

SPHA Officer Reports

• **President**

❖ **Resident interactions:**

- June 401
 - 292 emails
 - 24 in person
 - 23 phone calls
 - 8 gate phone
 - 13 Facebook
 - 41 USPS
- July 258
 - 184 emails
 - 13 in person
 - 19 phone calls
 - 5 gate phone
 - 4 Facebook
 - 33 USPS
- Year To Date 3,313
 - 2,525 emails
 - 222 in person
 - 295 phone calls
 - 48 gate phone
 - 65 Facebook
 - 158 USPS

❖ **Gym Interactions**

- June
 - 160
- July
 - 154

❖ **Tennis Court Interactions**

- June
 - 167
- July
 - 57

❖ **Clubhouse Interactions**

- June
 - 4
- July
 - 1

❖ **Security**

- Cane Bay has installed a new camera in the foyer of the Clubhouse and for the other side of the parking lot.
 - In the process of getting a camera installed in the foyer of the gym and a new camera installed for the Cardio room.

❖ **Gym/Tennis Court/Basketball Court**

- New floors for the gym have been ordered and delivered.
- The date to install will be in August.

❖ **Front Entrance**

- The drainage repair on the catch basin at Silverwood entrance has been completed.
- Metal décor has been bought to add a nice touch to the front sign.
- In the process of quoting for new awnings for the Gate House.

❖ **Cypress/Palmetto Ditch Work**

- The second phase started on October 1st, 2023.
- As of May, this project is still in progress due to the weather.
 - Cypress will be completed the week of July 22nd.
- Communicating to homes 116-130 even on Cypress about ditch work behind their houses.
- Communicating to homes 109-113 odd on Lake Tomacheechee swale repair in front of their homes.
- Putting in a culvert at 109 Lake Tomacheechee. We are in touch with the residents.
 - Waiting on the utility company to come mark before they dig up the driveway and start this process. This will start on the week of July 22nd.

❖ **Tree Trimming**

- Received a quote from All American Stump Grinding and Tree Service to raise canopy over all road's to 14ft high for \$2,800 a day. This will take 3 days for all the roads in Silverwood totaling out to be \$8,400.
 - This is not in our budget for this year.
 - Our maintenance guy will be trimming the trees for this year and will take 2 weeks to do so

❖ **Maintenance:**

- Emptied trash at clubhouse.
- Sprayed weeds by the back lake, around the Clubhouse, around the Tennis Court, on the Nature Trail and at the entrance to the subdivision.
- Pulled weeds at the entrance of the subdivision.
- Painted the new fence at the Clubhouse parking lot.
- Laying mulch on Silverwood's Nature Trail.
- Built footbridge for the Nature Trail.

- **Projects in progress:**
 - Drainage maintenance on ditch between Palmetto Dr and Cypress Dr.
 - Swale repair on Tomacheechee Drive and ditch repair on Cypress Drive.
 - Construction of Silverwood's Nature Trail

- **Outstanding items:**
 - Basketball Court renovations.
 - Floors in the Gym.
 - Cypress fountain to be repaired in the future.

Upcoming Activities:

July:

- BUNCO 7-11-24 at 7:00PM
- Road and Drainage Meeting 7-16-24 at 7:00PM
- HOA Meeting- 7-18-24 at 7:00PM
- Budget Meeting 7-25-24 at 7:00PM
- Wine Night 7-30-24 at 7:00PM
- Kona Ice 7-27-24 at 2:30PM-4:30PM

August:

- BUNCO 8-8-24 at 7:00PM
- HOA Meeting- 8-15-24 at 7:00PM
- Budget Meeting 8-17-24 at 8:00AM
- Road and Drainage Meeting 8-20-24 at 7:00PM
- Craft Night 8-23-24 at 7:00PM
- Wine Night 8-27-24 at 7:00PM

Reviewing Contracts:

- All contracts are up to date.

- **Vice-President**

- ❖ **Covenant Compliances**

- We have 67 covenant compliances open.
 - ✓ **54 in progress.**
 - ✓ **10 need verification/recheck.**
 - ✓ **3 notices from Residents**
 - ✓ **126 have been closed for 2024.**
 - 2 closed in February.
 - 4 closed in March
 - 65 closed in May.
 - 40 closed in June.
 - 15 closed in July

- **Treasurer Report**

- Reviewed financials.
- 18 delinquent accounts.
- 2 months lien on house.
- Rentals are a year ahead.
- Actuals to budget are in alignment.

- ✓ Motion to approve.... Phyliss Graham
- ✓ Second Motion.....Cheryl Brown
- ✓ Passed.... Unanimously

- **Recording Secretary**

- Need committee members for The Yard of the Month.
- License plates are available for purchase in the office.

- **Social Committee**

- Kona Ice will be coming to the Clubhouse Saturday July 27th from 2:30PM-4:30PM
- Tie-Dye Craft night August 23rd at 7:00PM. \$10 per person.
 - Please bring your own shirt or article of choice.
 - Kids are welcomed!

- **Corresponding Secretary**

❖ **Old Business**

- Covenants- Compliance cards
- Request for committee help.
- Basketball Court repair- tree removal process.
- Drainage work progress.
 1. Ditch on Chimney/Cypress.
 2. Swale work on Lake Tomacheechee.
- Decal process.
- Emergency Vehicle Radio Frequency at Gate.

❖ **New Business**

- Budget meetings
 - Thursday July 25th at 7:00PM
 - Saturday August 17th at 8:00AM
- Facebook post etiquette
 - No identifiable homes or addresses.
 - Post should be positive only

- ✓ Motion to approve.... Tom Hicks
- ✓ Second Motion.....Beth Stiles
- ✓ Passed.... Unanimously

Meeting **adjourn 7:50 PM**