

**THE LAKES PROPERTY OWNERS ASSOCIATION, INC.
MEETING OF THE BOARD OF DIRECTORS
Tuesday, December 19, 2017 – 7:00 PM
AT THE LRC BUILDING**

1. Call to Order

President Frank Murawski called the meeting to order at 7:02 PM.

Board Members in Attendance

Frank Murawski, President
Rob Young, Secretary
Doug Owens, Treasurer
Craig Wright, Assistant Treasurer
Greg Rogers, Member at Large

Ad-Hoc Members

Andre Chouinard
Robert Tomassetti

Managing Agent: Representing LITUS* To Let

Doug Millar
Karen Clark

Old Business

1. Approval of Financials

Treasurer reviewed financials. Motion to accept as presented, seconded and so moved.

2. Approval of Meeting Minutes

Minutes presented from previous meeting. Motion made to accept as written, seconded and so moved.

New Business:

1. Financial Planning, Doug Owens

Discussed the 2018 plan for an audit of accounts. The board is currently interviewing Accountants and plans on having the audit completed within 6 months.

2. RS Parker update

With the announcement made by Parker recently, Board members met with Mr. Parker to discuss his plan for The Lakes community. Mr. Parker will continue to be the developer of the lots in the new phase. There should not be any further delays once Santee Cooper completes the utility inspection. The two builders associated with the building are H & H Homes and Caviness & Cates Homes.

They are aware of the ACC guidelines and the homes will be built to the same standards of RSP per Mr. Parker. RSP still plans on adding an amenity center to the new phase.

3. Lakes Update-Rob

Spot dredging has begun by the Lake Maintenance Company. They will report back to the committee with their opinion of the best line of defense for the algae problem.

4. Security Cameras, Entrance Gates-Phil/Craig

The area continues to have an increase in traffic, increase speed limit violators and according to the committee, most are “thru traffic” with no ties to the neighborhood. This puts area at risk for increase in crime. The security committee has begun discussing security cameras and the possibility of entrance gates and will report back at a later date.

5. Neighborhood Watch Program

The new director of Safety and Security is in the process of developing a neighborhood watch program for the community. This is still in the planning phase and will be discussed later with further updates.

6. Flagpoles-Greg

Three flagpoles are planned for the front entrance. To be announced at a later date.

7. Homeowner Comments

- Landscaping being completed at entrances. Good to see the return of 2 palm trees. Can you do anything about the sprinkler system being on in the middle of the day as it sprays directly onto/into vehicles? The board will look into the matter.
- Gazebo has been power washed and painted. Can we get some lights on the new sign? Can the DR Horton sign be removed? A homeowner volunteered to remove the Horton sign. Board granted permission.
- When will the sink hole be repaired? Best guess of when repairs will be done is sometime in January 2018.
- Can the board send an e-blast out regarding people throwing their cigarette butts in other people’s yards? Is there a HOA fine for littering in The Lakes community? The board will discuss sending out a general e-blast relating to littering, pets etc. and yes there is a fine for littering in the community.

8. Christmas Decoration and Santa

Winners of the decoration contest are:

- **Most original-** Rob & Gina Lampitelli, 1220 Keowee River Court
- **Most Traditional-**David & Jill Vecchio, 666 Pamlico Court
- **Best Theme-** Adrian & Ginny Schaefer, 491 Saluda River Road

- **Best Kids Appeal**-Jay Moorman & Tammy Csaszar, 804 Edisto River Road.

The winners will each receive a \$25 gift certificate. Also Santa Claus will be in the community on the fire truck on December 22 sometime after 6 p.m.

9. Adjournment

No other business presented to board; meeting adjourned at 8:04 P.M.

Frank Murawski, President

Doug Millar, Recording Secretary