

**THE LAKES PROPERTY OWNERS ASSOCIATION, INC.
MEETING OF THE BOARD OF DIRECTORS
Monday, January 21, 2019 at 6:30 pm
AT THE LRC BUILDING**

Call to Order

President George Duhaime called the meeting to order at 6:46 PM.

Board Members in Attendance

George Duhaime, President
Frank Murawski, Vice President
Rob Young, Secretary
Doug Owens, Treasurer
Craig Wright, Member at Large

Board Members not in Attendance

Anita Gadd, Member at Large
Phillip Bailey, Member at Large

Ad-Hoc Members

Andre Chouinard
Bob Tomassetti

Managing Agent: Representing LITUS* To Let

Doug Millar
Karen Clark

Guests

Mike, Matt and David, Drainage Committee
Jim Barrett, ACC
Lowell Carter, HTC

Old Business

1. **Financial Report and Budget Approval**-Financial reports were reviewed by the Treasurer and it was stated we are in good shape financially. The budget draft was handed out at the October 2018 meeting for review and discussion. No board members replied to the Treasurer with any issues with the draft. A motion was made and seconded to accept the draft budget as the 2019 approved budget. Motion carried unanimously.
2. **Approval of December 17, 2018 meeting minutes**-A motion was made and seconded to accept the minutes as written. Motion carried.

Unfinished/New Business:

1. **Update on Lakes and Drainage**- The drainage committee updated the Board on issues with previously discussed areas on Black River Road, Cooper River Road, Edisto and

Santee Cooper. The letter from LTL worked well with the Homeowner on Santee Cooper and they have corrected the issue without the POA having a contractor to do the work. The drainage committee will continue to update the Board on issues they are discussing and keep the Board aware of any decisions they make.

2. **Update on Roads, Signs and Speed Bumps**-Speed bumps have been delivered and will be installed soon as the weather warms up. Speed Limit and Speed Bumps signs will also be installed.
3. **Update on Amenity Center**-A community meeting will need to be called in a couple months to discuss the options with a new amenity center which includes (1) purchasing all parts of 4 acres Parker has available to build our own amenity center or (2) opting in with RSP new Amenity Center. Also, during that meeting the C-Dar program will be discussed. The plan is to get a bank representative to come speak with the Homeowners about the benefits of the C-Dar program and our investment funds.
4. **Update Parking Issues and Quality Towing Contract**- the Board discussed the continuation of some Homeowners parking their truck and/or trailers in the roadway. The Board has agreed to enter into a contract with Quality Towing to have violators towed at the owner's expense if the violations continue. Parking tickets will be placed on the vehicles warning the violator to move the vehicle or it will be towed. Two Board members have agreed to be the contact person to call Quality Towing to remove the vehicles from the premises. Tickets will be placed on the vehicle by either of those Board members or by the Officer in The Lakes. Quality Towing will install signs at each entrance way to make everyone aware that violators will be towed. A motion was made and seconded to accept the contract with Quality Towing and to charge the Homeowner's account should there be a charge to the POA for impounding the vehicle. Motion carried.
5. **Miscellaneous**
 - a) HTC- Lowell Carter from HTC was present and discussed HTC desire to update all easements in the community with fiber cables to enhance multiservice they are able to offer the area once the TWC contract expires. HTC will send a copy of the easement agreement to the Board for review and then the Board will make a decision regarding whether to update to the lines.
 - b) Mr. Barrett with the ARC was present to submit an agreement from Lennar regarding the approval of construction plans for several model homes planned for the new phase. Also, for signature for the approval of the Lennar signs. The Board agreed to sign the agreements and return to Lennar.
6. **Adjournment**-After no further business was brought before the Board a motion was made, seconded and carried to adjourn at 8:36pm. Next meeting TBD.

George Duhaime, President

Doug Millar, Recording Secretary