

Carter Plantation Community Association
Board of Directors Meeting Minutes
December 21, 2011

I. Call to order

Maurice Welsh, President, called to order the meeting of the CPCA Board of Directors on November 10, 2011 at 24196 Snowy Egret Cove.

II. Roll Call

Maurice Welsh conducted roll call. The following persons were present: Maurice Welsh, Amber Landry, Tom Perry, Allen Pender, Sharon Lietzke. Absent: Clark Ellis.

III. Old Business

- a. Motion passed to approve November 10, 2011 Board Meeting Minutes and November 10, 2011 Annual Membership Minutes.
- b. All property owners in FW-G have verbally agreed to bring properties under PC&Rs. Legal is verifying property owner specifics and will send documents once all information is confirmed.
- c. Sharon to contact David for status of #165 & 15A exercising liens.

IV. New Business

2012/2013 board

- a. Welcome new board members Tom Perry and Allen Pender
- b. Officers selected: Maurice Welsh-President, Tom Perry- Vice President; Allen Pender, Amber Landry and Clark Ellis are directors.

Finances

- a. Recent check book activity has been emailed to all board members
- b. New signature card at bank with new board members.
- c. Amber will be checking mail and depositing 2012 dues for January/February.
- d. Amber has checkbook for January/February.

Membership

- e. 2012 invoices were mailed to property owners.
- f. FW-G invoices on hold until agreements are signed.

ARB Recent activity

- a. Discussion about Grassy Knoll Landscape improvement. Trees & irrigation should be complete this week. CDD has installed water tap. Controller will be maintained by CPCA for irrigation on front of gate. Maurice, Tom and Allen to monitor controller.
- b. Motion passed for 2 additional trees and for contractor to run conduit before trench is filled. Approximate additional cost \$1,500.00
- c. New construction on lot #78: house plans are with ARB.

Maintenance

- d. Replacing of oak leaf hollies and seasonal color has been completed.
- e. Motion passed to order spring banners for light poles in front of Pavilion.
- f. Security guard will be replacing tree lights as needed. Sharon to show guard where breaker for front gate lighting if needed.
- g. Discussion on street sweeping and minimal outcome. Streets need more than sweeping, Allen and Tom to look into dirt/mud on streets.

V. Other

- a. New Years' Eve Party
- b. Next board meeting – February 15, 6:00 PM at Welsh residence.

VI. Meeting Adjournment

Maurice Welsh adjourned the meeting
Minutes submitted by Sharon Lietzke