

Sweet Briar POA Annual Meeting

Sunday, January 25, 2009

In Attendance

Christel Morrison – President
Mary Beth Lance – Treasurer
Lindsey Porter – Social Committee
Teresa Metcalf – Secretary/VP
10 residents of Sweet Briar

Business

The meeting opened promptly at 7:00 pm with welcoming comments from Christel.

Discussion went straight to business issues:

1. Survey – Christel discussed why the survey was given and what the results were though they have been posted on web. Further stating main concern was lighting and mailboxes. The Board has addressed these issues and several mailboxes have been repaired or replaced through the efforts of Lindsey Porter and Mailbox Solutions. Additionally, residents were informed that Sweet Briar Restrictions are in accordance to the Town of Fisher's. The Town does reserve the right to do periodic "sweeps" of communities and fine any violators.
2. Pool Changes - the previous Management Company, Crystal Clear Pools, did not hold up to contract. Christel signed new contract with Splash for pool maintenance for the 08 season and worked directly with Justin Staley, Lifeguard Manager. Her efforts afforded the residents to have the pool open on time with all needed repairs and saved Sweet Briar POA \$15,000.00. To date, these same contracts will be in place for the 09 season
3. Additional repairs to the pool were discussed. The main pool and wading pool both need to be painted to meet the health code. In addition, the Health Laws have changed and the skimmer system and drains will have to be upgraded to meet those requirements. Both will be handled prior to the opening of the 09 season.
4. Lawn care contract terminated with Patriot due to negligence of contract and inappropriate conduct of the employees. Board signed new contract with Chris Walsh. Chris has improved the aesthetics of the park with his proactive diligence. The contract was renewed for 2009. Additionally, Chris will treat for Grub and Moles as needed.
5. Basketball Court to be repaired as well as a new backboard and hoop. The Board hopes to have both completed this spring.

6. Park Play Area in need of new pea gravel or mulch. Board is leaning toward having mulch placed to deter the throwing of the pea gravel by children
7. Pool Parking Lot has been repaired, resurfaced and relined. Cost to the POA is noted on the Budget Report.
8. Board has requested a new laptop to accommodate all upgraded software packages needed to facilitate business. Those who were present at the meeting approved the notion.

Budget

Mary Beth went over the expenditures for the 2008 and the projected budget of 2009. Mary Beth stated many savings for 2008, the contingency fund amount, amounts of repairs completed, and upcoming estimates for repairs. All of this is posted on the web and can be reviewed by any resident wishing to do so.

Social

Lindsey addressed the Pizza Kit Fund Raiser held in 2008 which amounted to \$800 revenue for the POA. This money was used for the other events held in the community: Easter egg hunt, Luau, Halloween Costume Parade. These activities and possibly 2 others will be held again in 2009.

Lindsey announced an upcoming Fund Raiser through Mike's Car Wash to be held this spring in addition to the Pizza Kits in the fall.

Questions & Comments from residents

We have lost 5 trees in the Park due to weather and insect infestation. Residents requested to have those replaced. Board agreed to replacement on 1 or 2 trees per year bases. There are 2 shrubs on the south side of the pool that will be replaced this spring.

Inquiry if POA holds rights to monitor new residents prior to moving into the community. Board addressed the issue stating it is the constitutional right of each person to reside in the community. The **only** restriction we can uphold is a multi-family dwelling.

Questioned raised as to what type of fish the retention pond is stocked with and how often it is stocked. It has not been restocked since the first or second year of Sweet Briar. Currently there are Blue Gill, Croppies and Bass for fishing, though the Board highly recommends fishing for the sport of it and release fish back to pond as opposed to ingesting any caught.

Board thanked all who attended and meeting adjourned at 7:54 pm.