

# **Bent Tree Plantation Annual Membership Meeting**

## **Jennies Branch Baptist Church**

January 15, 2011

**Board of Directors in attendance: Dana Jones-President, Kate Williamson-Vice President, Kurt Hardee-Treasurer, Marcia Heady-Secretary**

Meeting called to order:

**Christie Chappell:** There were 101 present by attendance or by proxy. A notarized proof of mailing was presented to the secretary (see attached) ref. proof of membership notification of this meeting. Christie told all the elected proxy votes.

**President's Report:** Dana Jones thanked the board, community members and all that are a part of the community for their hard work over the past year.

### **Committee Reports:**

- M. Callapardi - Clubhouse Committee.
- Mary Stewart - Social Committee.
- Richard Smith – Beatification Committee
- Archie Chinn – Safety Committee

**Management Report:** Things that have been taken care of this year:

- Carolina Creations
- Metal Roof
- New Landscaping / Irrigation / Lights
- Replace dock
- Pool Cleaning / maintenance
- Storm Drain at front entrance
- Bush hogging
- Metal pipe in moorings
- Outflow structures on main pond
- Metal pipe in between two ponds

- Pool resurfaced
- Repaired pot holes in the moorings

#### Current/Upcoming Issues

- Pipe beside ponds corroding, hire an engineer to guide us, should know more next week.
- Septic at clubhouse, Delane discussed problems. Question was asked if any one else uses this field. Harborage brings in inspectors to make sure that the Harborage septic is in good working order.
- Remotes for gates: \$45
- Golf Carts: have to be registered. Request by Jill Baxter to update registration to have homeowners sign off for liability.
- Pool Security; was outstanding, less problems, less vandalisms. Request to contract out for gas for spa. Hot tub seems to be going in the mornings with nobody in the tub.
- Suggestion made to make the community aware of what is going on.
- Can we establish an internal communication for the homeowners?
- Gate has been hit twice, we have received \$ for both
- Low hanging trees
- Has the board budgeted for security again

**Kate Williamson:** Thanked everyone for hard work. Challenged everyone to keep pride in our subdivision and continue to improve our community to be the best.

**Marcia Heady:** Thanked the committee's for their efforts this year and working so closely together. Heady encouraged more committee's to be formed to allow the community members to have a voice in the progress of our subdivision. Thanked Dan Jones for his leadership this past year.

**President Dana Jones:** Went through the accomplishments of the board this year, from the turnover to the most recent piped that have been replaced. He also discussed what we need to do this upcoming year:

- Continue road repair
- Drainage
- ARC
- Communication
- Security

- Hire evaluation and surveyor for area between two ponds
- Repaint tennis courts

**Treasure Report:** Kurt Hardee gave an overview of the budget.

**Unfinished Business:**

- Thanks to Joe for assisting with turnover
- Street Assessment

**New Business:**

- J. Callapardi, wants more communication
- J. Callapardi presented 2 motions
  1. Open meeting 4 times a year, January, April, July and October
  2. Modify By-Laws

**Motions:**

- Motion for resolution to have 4 times per year/ Approved

Election of Directors: Votes were tabulated by a committee of homeowners after the meeting at the Church.

Two new board members are: Archie Chinn, Keith Harris

Amendment 1 and 2 were passed.

Meeting adjourned 11:50

Respectfully submitted,

Marcia Heady

BOD Secretary