

SPPOA, INC BOARD MEETING MINITUES

Saturday, May 13, 2023
Pavilion 10am

Board Members Present:

Kellie Elson, Secretary
Paula Brumley, Director
David Jobs, Director

Board Members Not Present:

D'Ann Marro, President
Burgess Stengl, Director

Others Present (that signed in):

Dana Jones

Meeting called to order at: Kellie Elson at 10:04am

OPENING STATEMENTS:

Dana Jones was nominated for Treasure by Paula Brumley 2nd by David Jobes. AIF Burgess Stengl and D'Ann Marro emails from both showing Dana was nominated and that they both approve of Dana Jones as Treasurer.

Crystal Gilliam resigned her position of Treasurer's as of May 2, 2023. Transfer of some items SPPOA documents and equipment has been done, an email will be sent to exiting Treasurer to turn in all items that belong to SPPOA, a printer, the old laptop, more paperwork, and keys to pool, safety deposit box, and any buildings.

access to the safety deposit box keys.

MINUTES

- April 22, 2023 minutes, and the Treasurer reports were approved by David Jobes, 2nd by Paula Brumley AIF

TREASURER'S REPORT

~ SPPOA Treasurer's 2023 YTD report passed out for review.

There is a large amount in the checking account. David made the motion to remove \$40k from the checking account into the saving account, keeping \$5,000.00 in the checking account. Paula 2nd. AIF

~ Tabled ordering more pool cards, we have about 20 cards.

~ Taxes – No update from the tax company, As of today, the taxes have not been filed. (emailed him three days before the last day to file and confirm the price. Two attempts to see him at his office last week, his office was closed both days. At this time, our taxes have not been filed. He has everything he needs to complete them.)

COMMITTEE REPORTS

- ~ Architectural Review Authority (Shannon, Natalie, Curt) No updates
- ~ Deed Restrictions Committee (Paula, Crystal, Burgess, Richard, Curt, Shannon, Kellie, Susan, Paul) It was confirmed via text message w/ Burgess, that Richard Rao will stay on the committee.
- ~ Environmental/Deed Violations Committee (Richard, Paula, Susan) It was Confirmed, via text message w/Burgess, that Richard and Susan Rao will stay on the committee.
- ~ Audit Committee (Paula, Shannon, Michelle) No updates.
- ~ Membership Appreciation Committee (D'Ann volunteers appreciated) No updates.

UNFINISHED BUSINESS

- ~ Update on pool
- ~ Plaster Warranty work/repairs: cracks in plaster on stairs were filled 4/11/2023. The ladders were replaced and grout/plaster work around skimmers was done 4/15/2023. Cracks/holes/rough spots in bottom/sides of pool 04/20/2023. They are out working on the pool 04/22/2023.
- ~ Kellie to purchase a new coffee pot to keep in the pavilion, and refreshments for the meeting.

D'Ann and Crystal met with Ryan, that usually takes care of the pool, he found a leak possibly near a skimmer. It appears to leak only when the pump is running.

The bid D'Ann received for leak detection increased from \$1,200.00 to \$2,300, due to our pool being commercial. Crystal called several other companies for bids. There is a second leak that needs to be found, it's possible there will be a need to bust up the concrete decking. There should be lights in the pool from years ago, that are no longer

there. Sam said there were 2 skimmers at the end of the pool. The pool has skimmers and below it is the is a return, there is one return that has no skimmer, it and the pool lights were taken out, when it was first plastered.

- ~ **A unanimous vote (via text) April 12, 2023, to approve \$1200 for Leak Detection.**
- ~ With the possibility of another leak, we need to increase the amount for the leak detection company to do the through detection. There is a company owned and ran by Mr. Bailey can do the leak detection and make the repairs. Motion to increase the amount paid for leak detection to not more than \$2,500.00, Crystal 2nd, AIF.
- ~ Keiler Gilliam can continue to clean the restrooms at the pool, if someone can cover him for another week.
- ~ The attorney's contract to represent SPPOA has not been turned, along with the retainer payment. She is to be writing up the Amendment procedure.
- ~ **Unanimous vote (via text) 4/18/2023 to meet with new attorney regarding deed restrictions at rate of \$325.**
- Annual Meeting Planning (April's date was previously postponed)
 - ❖ Running List of Agenda Items, updates below.
 - ~ Minutes: Semi-Annual Membership Mtg. 10/22/2022
 - ~ 2022 Report
 - ~ 2023 YTD Report
 - ~ Audit Committee Report
 - ~ Accounting software update
 - ~ Update on easements/survey
 - ~ Vote on deed restriction amendment procedure.
 - ~ Update on purchase of new laptop is it has been purchased, programs & hard drive
 - ~ Pool repairs/opening
 - ~ Property Owner Questions/Concerns/Suggestions
 - ~ Floor Open for New Business
 - ~ Election
- ~ There is no update on Easements/Survey (\$11,000 budget approved by Membership Oct. 2022).
- ~ The is no update on Tax Exemption.
- ~ To get the update on the lawn mower building repair, we need to get with Richard, he's

been working on that.

- Quarterly volunteer work day
 - ❖ Running List – *No Changes*
 - ~ Drop box at office purchase up to \$150
 - ~ Replacement of bushes at entry
 - ~ Maintenance of bus stop & addition of light
 - ~ Replacement of barrier at Memorial Park
 - ~ Repainting of cake walk circle
 - ~ Repairs/cleaning of picnic tables at Memorial Park
 - ~ Pool Fencing
 - ~ Notification board above mailboxes
 - ~ Stabilize flag pole
 - ~ Pressure washing of table area inside pool fence
 - ~ Change of office locks

NEW BUSINESS

NA

ADJOURNMENT

Motion to adjourn by Kellie , and 2nd by David.

Time: 11:07am.