



Board of Directors Meeting Minutes

September 10, 2019 at 6:30 PM Place: 12122 Butternut Circle

Directors:

- Shane Pohlman dying2ski@yahoo.com absent
- Chet Carbaugh chet.carbaugh@charter.net
- Brian Broadhurst jbrianbroadhurst@gmail.com
- Roxana Ceausu roxy_jc@yahoo.com
- Paul Hester pdhester@gmail.com
- Tim Phillips tgphillips@icloud.com

- 1) Resident member not able to attend the Board meeting due to rescheduling of previous meeting. Resident member will be notified of next meeting date, October 1, 2019 at 6:30 PM at Outdoor Recreation Pavilion – item was tabled
- 2) Meeting was called to order at 6:34 PM, declaration of quorum of directors¹
Shane Pohlman absent Chet
- 3) Presentation & Approval of minutes from prior meetings – deferred until next meeting
August 2019 BOD meeting
- 4) Open issues
 - a) Town of Farragut easement purchase offer re Virtue Road widening
 - i) SHA proposed replacement of concrete sidewalk instead of TOF proposed asphalt pathway and/or price per square foot for SHA easement property comparable to the amount paid to other property owners along Virtue Road.
 - ii) TOF delayed completion of promised concrete sidewalk from NHC property to Sugarwood Drive and Butternut intersection.
 - iii) Darryl Smith, TOF Engineer notified of Sugarwood Greenway in need of repair.
 - b) Repainting the outdoor pavilion to match pool house and adjacent buildings to be added to the budget for 2020 year (cost est. \$10,000)
 - c) Installation of new sign at the SHA recreational area – verbiage Sugarwood HOA Recreation Area// Members Only// No Trespassing 48x36
 - d) Replacing Sugarwood entrance signage
 - e) Key card issues – change the solenoid to facilitate exiting pool area Chet
 - f) Email box upgrade Paul
 - g) Sprinkler system upgrades completed Chet

¹ 2017 Bylaws, Article VI, Section 3. Quorum “A majority of the directors shall constitute a quorum...”

- h) Pool resurface estimates: Prism and Aquatic Design quotes so far
 - i) Current plaster \$47,000 (5 year life)
 - ii) Diamond grade \$58,000 (10+ year life)
 - iii) Prism quote at \$60,000

- 5) New business
 - a) Financial Report, Budget, Dues & Invoice Status
 - i) August 2019 Financials
 - b) Grounds maintenance
 - i) Renewal of mowing contract, mulching, weed maintenance
 - c) Pool & Recreation Areas
 - i) Removal of cypresses and replant new deciduous trees
 - d) Website updates
 - e) Social (Calendar, Facebook & Newsletters)
 - i) Garage Sale on September 28th
 - ii) Fall Festival on October 19th
 - f) Planning Committee
 - i) Discussion of recommendations re: Sugarwood Residential Property Structure Issues
 - ii) SHA Planning Committee Reporting
 - g) Other Issues

- 6) Next SHA BOD Meetings (date, time & location) – October 1, 2019 at 6:30 PM at Outdoor Recreation Pavilion

- 7) Adjournment @ 8:35 PM.