

## Swan Lake BOD Meeting

February 16, 2023

Members present: BOD members: Donna Richards, Frank Scott, Bart Loftis, Michelle Ladner, Don Newton, Scott Smith, Juliane Wyatt. Absent: Philip Ward,

SPC members: Jeff Wyatt, Debbie Biggs, Buck Lawrence, Dottie Machen

1. Call to order and opening remarks/housekeeping-Donna Richards: 6:02.  
Starting with SPC presentation by Jeff Wyatt. (See below 3 b)
2. Approve November meeting Minutes: Donna asked for motion to approve, Don moved to accept, Bart 2<sup>nd</sup> the motion and all were in favor. Minutes accepted.
3. Committee Reports:
  - a) Pool: (Juliane) Donna and Juliane are still working on pool quotes-finalizing numbers.
  - b) SPC: (Jeff) He explained when SPC began and its purpose. This is a continuous process. He introduced the members of the committee. Refer to Powerpoint and plan attached for presentation.
  - c) Budget: (Frank and Donna) Donna discussed problems w/HNM issuing late fees. She (and Juliane) emailed HNM to back out all late fees to Homeowners who paid up to February 17. Discussions commenced regarding possible problems are USPO and people not willing to use HNM website.  
  
Financial Report: Frank explained and showed how BOD members can view current documents on HNM portal. Call Frank with any questions.  
  
Donna noticed property taxes of property HOA has always owned have been paid because Frank authorized to HNM. HOA land newly acquired from LHF will be paid by SLE HOA in 2024 for 2023 property taxes. Bart moved to approve financials, Scott 2<sup>nd</sup> the motion.
  - d) Social Committee: (Michelle) She handed out sheet w/dates. She needs a volunteer for Easter Bunny. Currently only 7 vendors are set for Craft Fair (10 am to 4 pm). She asked if we could waive entrance fee of \$25 for this first Craft Fair- all agreed. She needed suggestions for placement for booths, bouncy house. She needs volunteers, currently has 4 volunteers. May 6 – CPR training-in clubhouse parking lot. Scott explained how it will be organized. This is not a certification class.  
Michelle finished reviewing the sheet. Scott suggested having a fishing tournament for Back to School Party. Donna said Dennis Nowell will volunteer for fishing tournament and maintenance of lake.

Michelle asked for edits for new SLE Homeowners Welcome Folder.

- e) Beautification: (Bart) He painted parking lot lanes. Donna said we need to fix fence.
  - f) ACC: (Don) Nothing to report
  - g) Lake -We missed adding Blue Gill but that is only for fishing (\$5,000); fertilizer needs to be added this spring - \$2250- all agreed to add fertilizer. Frank and Don will head this task. Scott has a small boat to help. Donna charged Frank, Don, and Scott to purchase and apply.
  - h) Pier- Scott – He researched 4 prices for Trex. Cheapest of the 4 (25 year warranty) – he gave total rebuild is \$5315.46. Rebuilding with wood and painted/sealed = \$2229.68. May last for 10 years. Bart moved to rebuild with all wood, Don 2<sup>nd</sup> the motion, everyone but Frank agreed. He prefers Trex. Scott will try to complete project in April.
4. Any other business: Donna mailed certified letter to Homeowner allegedly selling cars at residence with June 2021 violation letter, Harrison County zoning regulations. Donna discussed latest with Member #1: in foreclosure again and may file for bankruptcy again.
- Next Quarterly meeting is March 16. The newsletter must go out March 1, input needed by February 24.
- Donna- MS Power Lights program. She suggested we do not participate due to the high cost of two types of offers. Everyone agreed.
- Pool project donations/paying taxes: We will keep a paper trail for all money received to maintain transparency.
- Scott reported two men walking down Swan Lake Boulevard near his house on February 14 holding machetes. He explained the situation. He eventually watched them walk out of the neighborhood.
- Scott asked if the water fountain is usable. Frank believes the water is turned out. He will also take care of tree signs on walking trail and Donna will send Patrick Wadsworth's contact information.
5. Adjourn: Donna motioned to adjourn the meeting: Bart moved to adjourn the meeting, Michelle 2<sup>nd</sup> the motion carried at 8:47 pm.