

Golf North Property Owner's Association
Board of Directors Regular Meeting Minutes
Meeting Date: Wednesday, October 14, 2020
Meeting Time: 6:30 pm Location: Millers

The regular board meeting of Golf North POA was called to order at

Board Members Present: President, Jody Jackett; Vice President, Carol Martell; Roads and Grounds, Warren Keyser; Secretary, Susan Miller; Treasurer, Gregg Miller; Pool Chairman, Derrick Hye; Mary Wild, CTA Representative; Gary Henry, Architectural Committee

A motion was made and passed unanimously to accept the September meeting minutes.

Gary Henry (Architectural Chair)

- Architectural Committee finished reviewing the architectural guidelines for new builds within-Golf North, all wording is current

Gregg Miller (Treasurer)

- Gregg reported that budget letters and proxies were sent to every lot owner or homeowner in Golf North except for one undeveloped lot in which the owner is deceased. The board is working hard to locate the owner of the estate.
- The budget proposal letter gave directions on how to find the budget proposal on the website for property owners to review.
- Unfortunately, the direct link to the document was broken by a bug that Word Press, the owner of the website, encountered. Therefore, the only way to reach the document is to hover over the word WELCOME. Realizing that everyone isn't computer savvy, an eblast will be sent out explaining what happened to the link and exactly how to hover to open the document.
- The end of year financial statements for the 3 years that taxes were not filed with the IRS have been found. Taxes were not filed for 2016, 2017 & 2018. Gregg will complete those taxes prior to December 2020. The penalty that can be assessed by the IRS is \$330 a year.
- This amount was added to the budget for 2021 to cover the penalties, if needed.
- A motion was made and passed unanimously that if charged the fines, we will pay them with leftover funds from this year's budget. In 2021 we will pull the funds from that budget line and add them to the reserve.

Derrick Hye (Pool Chairman)

- Derrick reported that an electrician had come out and is writing up an estimate to move the electrical box out of the pump room (details will be provided once project is complete.
- The lines on the steps of the pool have been painted and the two missing tiles have been replaced in the pool.

- Derrick is currently gathering estimates to fill in the cracks on the pool deck and shave the cement even on the one cement square that is raised due to roots under the cement.
- A contractor and the price of the project should be available next month.
- Gutters will be put on the pool house on the side of the bathrooms this month. Gregg Miller and Derrick Hye will install them this month at no cost to the community other than the material

Warren Keyser (Roads & Grounds)

- Previously this month the electric at the front entrance to Golf North had been found to be burned out, and some receptacles were under water.
- An electrician researched and discovered an electric line was broken, but we can tap into an existing line rather than embarking on a large expensive project.
- Jones Electric completed the following work: They replaced the light in front of the flagpole, raised two receptacles behind the POA sign, changed junction box by panel, ran new wire to lights and receptacles to make them work.

Mary Wild (CTA Representative)

- The e-stickers for entrance to the North gate has a life span of around 3 years, replacement stickers will be at a cost to each resident per sticker.
- Mary suggested we have a hyperlink added on the CTA website to our website ourgolfnorth.com.
- Mary's report can be found on the website under CTA minutes for October 2020.

Carol Martell (Vice President)

- Carol reported that she had reached out to the Carolina Trace County Club to find out what type of restrictions would be in place as it currently stands if we were to go ahead with the Christmas social event.
- The Club reported that the servers would wear masks and would wear gloves if asked. The restriction put in place due to Covid-19 would always require wearing a mask except when your seated eating your meal.
- This would limit the socializing aspect of the event.
- After a detailed conversation Susan Miller made a motion to cancel the event for this year due to COVID and the restrictions. It was seconded and approved by all.
- It was noted that once the COVID-19 restrictions are lifted and it's deemed safe the Board would hold a large social event.

Susan Miller (Secretary)

- It was reported that very few contact sheets for 2020 came back to the board with the proxy votes on the bylaws & rules & restrictions. Therefore, an eblast will be sent out asking everyone to please submit one to the Golf North POA mailbox, no postage is needed,
- Calls will be placed over the next month to each resident, confirming that the phone number on file is current. Residents that numbers do not connect will be notified and asked to provide an updated phone number.

Jody Jackett (President)

- Jody asked Carol to post the updated set of bylaws & rules & restrictions on the website. Carol will review the documents, make corrections needed and post them to the website.
- Jody thanked Gregg for all his hard work on the budget slides. Jody and the Board agreed that the countless hours spent on designing it for the community showed, as it was detailed and clear to understand.
- The final discussion was that the Board would collect RSVPs for any resident that would attend an open meeting November 9, 2020, if restrictions are lifted. The past few open meetings' attendance of the residents has been extremely low, even without virus concerns.
- Susan will send out a reminder via eblast of deadlines and notices related to the budget.

Meeting adjourned at 7:42 pm
Respectfully Submitted,

Susan Miller
GN POA Secretary
October 17, 2020