

**IVY RIDGE NEIGHBORHOOD ASSOCIATION  
MINUTES FOR MONTHLY MEETING**

Location: Veranda Bed and Breakfast

Date: October 6, 2016

Time: 7:00 PM to 8:30 PM

**ATTENDEES**

1. <b>Scott O'Brien (P)</b>	2. <b>Marv Briggs (VP,G)</b>	3. <b>Michael Weidner (C)</b>
4. <b>Spencer Stoleson (M)</b>	5. <b>Melissa Severson (ST)</b>	6. Bobby Dinsmore
7. Charlotte Lewis	8. Jen Lucero	9. Pam Wysowski
10. Kyle Gerber	11. Donna O'Brien	12. Dwayne Williams
13. Kim Madlom	14. Mike Madlom	15. Cody Hardin
16. Blake Adams	17. Jeff Gunness	18. Kay Waggoner
19. Phil Downey	20. Mary Allen	21. Tijuana Grissom
22. Adam Grissom		

**Bold—Board Members**

**MEETING CALLED TO ORDER**

**1. APPROVAL OF MINUTES**

- No minutes from the previous board meeting; which was the annual meeting.

**2. PRESIDENT'S REPORT**

- Brief overview of items the board has been working on including: transition of names on bank account, requesting bids for pond clean up, tree removal event, and general housekeeping and bookkeeping.

**3. TREASURER'S REPORT**

- Presentation of Reconciliation Report for August-September.
- Most all dues have been collected with 10 that are outstanding.
- Ending balance as of September 25, 2016 is \$39,561.
- Currently there are no funds set aside for Capital Reserves.

**4. MAINTENANCE REPORT**

- Spence thanked Michael for installing the bench at the Library and shared he is learning his new role.

**5. GROUNDS/VICE PRESIDENT REPORT**

- The cut through road has been cleaned up. This needs to be done 2 times a year or as needed.
- The creek and bridge area has been cleaned up, brush removed and ivy/weeds removed from the sides of the bridge.
- The dead trees at the phase 2 entrance will be replaced free of charge.
- Pine straw has been put down at the entrance to both phases.
- Now that the weather is cooler, fall flowers can be planted; Marv asked for volunteers to assist.
- Phase 2 bids to complete the grass and sprinkler system have come in, Marv recommends waiting until spring to undertake this project.
- A reminder to remove dead trees and that the pine beetles have been very bad this year. This may warrant a tree removal event in February; this is a slow time for the vendor.
- The library bench has been put together and installed.
- A reminder that yard waste must be put in bags to be removed, this includes cuttings and leaves.

**6. COMMUNICATIONS**

- The email addresses and contact list has been cleaned up.
- Home page on the web site has been updated.
- The tone on the Facebook page has been unfriendly and negative. The Board feels it isn't a suitable place to conduct the business of the neighborhood. Additionally, not all owners are on Facebook.

**7. OLD BUSINESS**

- Nothing to Report

**8. NEW BUSINESS**

- There will be Block Party at the Ivy Lane cul-de-sac on Saturday, October 15.
- Proposal for the Covenant Change:  
The board presented and discussed the Amendment that will establish the Initiation Fee at \$300 and set a Foreclosure Fee at \$1000. Voting via email or by

mail will continue until October 20, 2016.

**9. RESIDENT'S COMMENTS**

- Residents expressed a strong desire to continue utilizing Facebook as a means to communicate with the Board and conduct business of the neighborhood. The sentiment being this is a suitable/desirable method of communication.
- The request was made by members for the Board to improve communication with owners by having a more interactive website, less email, no letters, and verbal communication.
- A resident requested that owners have the opportunity to decide on major expenditures instead of the Board alone making allocations.
- The pros and cons of the Foreclosure Fee were brought up and discussed. The suggestion was made that a lien be placed on a foreclosed home to recoup monies instead of establishing the Fee.
- Residents expressed concerns over adherence/enforcement to the CCRs, particularly the removal and storage of garbage cans.
- Jeff Gunness made the suggestion for a light to be installed near the Little Library as that area is very dark. (Spence will pursue with GA Power.)

**MEETING ADJOURNED**

**MINUTES APPROVED:**

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**President**

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**Secretary**