

BOBBIN BROOK HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
313 NORTH MONROE STREET; SUITE 201
JANUARY 18, 2018

CALL TO ORDER

President, Daniel Thompson, called the meeting to order at 12:10 p.m. after distributing the minutes from the Board meeting of August 9, 2017, and announcing that a Quorum had been established.

ATTENDEES

Board Members

Dan Thompson
Christine Boulos
Wiley Horton
Barbara Lauer

Jenna Lockwood via phone

Association Manager

Danny Hayes

Homeowners

Daniel Bean
J. Mitch Covington
Charlie Stratton
Vivien Szu-Tu

APPROVAL OF PREVIOUS MINUTES

The minutes of August 9, 2017 were unanimously approved.

REPORT ON MEDIATION STATUS AND BOARD REVIEW FOR MAINTENANCE OF
DRAINAGE DITCHES

A. Mediation Status: The Bean's complaint and request for mediation from the Bean's attorney, Demmery, were discussed. A history regarding drainage issues as well as the current status of the complaint was presented by Dan Thompson. Dan discussed the issue with our insurance company and ultimately attorney Betsy Burgess was retained by our insurance company to represent the association. She recommended that we accept the mediation request.

Dan Thompson announced that he will convene a private attorney-client meeting for the board members with our attorney to prepare for the mediation. This will be arranged in the near future.

B. Drainage Issue. Danny Hayes presented a powerpoint and discussion on what he has garnered from several site visits with county representatives, an asphalt company, an engineer and a plumbing company.

The county proposed to clean out the ditches on Moonseed Court for \$510.02. The asphalt company, (Apache) will install, a 30 inch swell with geotech fabric for \$2,400. The ditch at 3993 Bobbin Brook Circle would be cleaned out by Leon County for another \$510.02. Additional ditches on Gentian Court and Bobbin Brook Circle would be cleaned out and asphalt swells installed on Bobbin Brook Circle for \$1,200. Bricks on Gentian Court will be added and another asphalt swell installed at a cost of \$255.01. If we include work on Rose Bay, the cost is an additional \$255.01. The total for all of the above work is \$ 5,130.06.

Once this work is completed our lawn care company should maintain the culverts on a regular basis.

Daniel Bean stated that the culverts in front of 3975 Bobbin Brook Circle and those on Moonseed Court still need to be cleaned out. Danny Hayes stated the proposed work should take care of all of those.

The issue of the sand bags piled up at 3993 Bobbin Brook Circle was also discussed. Danny Hayes will talk with the owners to discuss alternatives.

Daniel Bean also asked about a 2009 letter regarding drainage issues. Danny Hayes has attempted to locate said letter but to date has not been able to do so. He will again contact Palmer Williams regarding this.

C. Board Action: A motion was made by Wiley Horton, seconded by Christine Boulos, to provide conceptual approval of the proposal as presented by Danny Hayes, with final board approval to come after Danny reviews the proposed rates and advises any property owners who may be affected by the ditch clearing. This motion unanimously passed.

UNFINISHED AND NEW BUSINESS

A. Jenna Lockwood will proceed to establish a committee to review the contamination of the pond.

B. Barbara Lauer will attempt to identify the white sedan that is speeding on Bobbin Brook Circle.

ADJOURNMENT

The meeting was adjourned at 12:54 p.m.