

**GOLF HAMMOCK HOMEOWNERS' ASSOCIATION**  
**Meeting Minutes**  
**December 3, 2014**

**Members present:** Millie Grime, Sandy Todd, Shirley Kuznarik, Hardric McMillon, Judy Trier.

**Absent:** Tom Senior, Connie Wilhite.

Meeting called to order at 7 pm by President, Sandy Todd.

***Minutes, Millie Grime, 471-9979, cnmgrime@embarqmail.com***

The minutes from the November meeting were approved as corrected.

***Entrance and Landscaping, Sandy Todd, 385-4774, clb1919@yahoo.com***

Trees along Hammock Road and Lost Ball Drive need trimming.

***Treasurers Report, Tom Senior, 314-0644, tomseniorjr@aol.com***

- The total income for November was \$487 which included a refund from the Sheriff's department of \$480 since there was no one here at Halloween, a bankruptcy distribution of \$1 and interest of \$6. Total expenditures were \$5,947 which covered common grounds maintenance of \$4,025, electricity of \$692, newsletter costs of \$448, clubhouse rent of \$400, legal fees of \$75, lot maintenance fees of \$60, website maintenance costs of \$235 and administrative costs of \$12.
- The total cash (including savings) at the beginning of November was \$188,416 and decreased to \$182,956 at the end of November since expenses exceeded income by \$5,460. The report was filed for audit.

***Common Grounds***

- Hardric McMillon reported that there are a group of trees across Mills Pond that was burned in the brush fire a few years ago. Several residents complained about the unsightly look and asked if the trees could be cut down. The trees are in The Preserve area near the new fence line.
- Hardric got three bids: Affordable Tree Service—\$275, Payne and Cross—\$3,000, Jim Watson—\$1,000. Hardric recommended that we take the \$1,000 bid because the others were really low or really high. Judy Trier moved that we have Jim Watson cut down the trees for \$1,000. Millie Grime seconded. Judy, Hardric, Sandy, Shirley, and Millie

approved. Residents in the audience voiced objection to the motion saying that board members were the people who said that the trees were unsightly. One resident stated that The Preserve area behind his house is unsightly with vines killing the trees. He wondered why the Board isn't cutting down those trees and making The Preserve more beautiful.

Others voiced objections to spending \$1,000. Judy Trier moved that we table the original motion until the February meeting, giving the Board time to visit the area on Mills Pond.

Seconded by Shirley Kuznarik. Shirley, Judy, Hardric, Sandy, and Millie voted for the motion.

- Discussion ensued about renting the clubhouse. One resident feels that it is a waste of money and that it is never used. Others mentioned activities that occur in the clubhouse almost every day. Sandy Todd spoke about the need for a place for the different boards to meet. Another person mentioned that it is a place for people to meet and that it makes for good will. Someone else reported that there will be a \$165,000 carry over this year. Also, we are very close to our budget this year. The Board doesn't get a large income each month, only in January. Another resident felt that the new fee is very reasonable compared to where she lived before.

***Architecture, Shirley Kuznarik, 382-3656, kuzfla@yahoo.com***

Nothing new to report.

### ***Lakes***

Nothing to report.

***Clubhouse, Appointed Chairperson, Wendy Hardy, 414-3727, gdhardy54@centurylink.net***

Card game second and fourth (everyone plays the same game) Tues. 7:00 pm.

Game night (people play all different kinds of games) —third Thursday of the month 7:00 pm

Book Club—second Monday, 7:00 pm Clubhouse

Scrapbooking—fourth Monday, 7:00 Clubhouse

Mah Jongg—Tuesdays at 8:00 am Fridays—9:30 am

Bridge—Thursday mornings

***Violations and Complaints, Judy Trier, 260-242-0612, jrtrier@gmail.com***

Three violation letters were written during the month of November for these violations:

- 1 Car for sale in driveway
- 2 Loud music, parked cars and misc. items in yard
- 3 Off road motorcycle riding on private property

Please send all future complaints or suggestions to Judy Trier at jrtrier@gmail.com or call 260-242-0612.

***Secretary, Millie Grime, 471-9979, cnmgrime@embarqmail.com***

Tommy Wahl, Rose Cook man, and Wendy Hardy are running for Board positions.

**PLEASE REMEMBER THAT IF YOU HAVE SOMETHING YOU WOULD LIKE TO SELL, SEND A PICTURE OF THE ITEM TO RUTHIE, OUR WEBMASTER, ALONG WITH THE PRICE YOU WANT FOR IT. ALSO HAVE A PHONE NUMBER YOU CAN BE REACHED AT SO THAT PEOPLE CAN CONTACT YOU.**

**CHECK OUT OUR GHOABAY ON OUR WEBSITE. LOTS OF NEW ITEMS.**

Data Base/Directory, Connie Wilhite, 863-658-1854, wilhite1530@comcast.net

Thank you street captains once again for all you do. The information you provide helps keep the directory database accurate and up-to-date.

***Roads, Hardric McMillon, 382-9579, hrmmillon@embarqmail.com***

**Activities for November:**

- 1 Replaced a post at Divot Lane and Divot Road.
- 2 Removed a post and sign on Lost Ball Drive.
- 3 Painted sign posts at Chip-it Way and Duffer Loop and Dog Leg.

Thanks to Curt Passafume and Don Brewer for their assistance.

**Remember:**

- 1 Duke Energy will install a street light in front of your for a monthly fee.
- 2 Report street light outages to Duke Energy by calling 1-800-228-8485.

***Visitations, Ellyn Scholl-Losse 385-6294 mizles226@yahoo.com and Trish Broksch, 471-3737, tbroksch@embarqmail.com***

Ellyn and Trish tried to visit several newcomers but were unsuccessful in their efforts.

***Neighborhood Watch - Volunteer Needed***

## **Old Business:**

- Dr. Todd reminded everyone that the Annual Meeting will be held on Saturday, Jan. 17, 22 pm at the Christian Church of Sebring.
- She asked the Board if they felt the need to hold a workshop before the Annual Meeting. No one felt it was necessary because there will be no new business, only a yearly report from each board member.
- President Todd reminded the Board that there will be an organizational meeting right after the annual meeting where members will be given their chairmanship duties. Also, at that time it will be determined when the workshops for the coming year will be held and if the general meeting's night should be moved to Tuesday.
- Judy Trier discussed the GH Yard Sale to be held on Saturday, January 10 at the Sebring Christian Church. She had to increase the cost of the 10x10 area to \$20 because there needs to be a policeman to direct traffic. She asked that people who are interested contact her soon. If there isn't enough interest, the yard sale will be cancelled.
- Dr. Todd reported that the outsourcing of the treasurer's job is ongoing. Tom Senior and she got three bids from different accounting firms. One firm is very high and won't be considered. The other two firms came in at about the same cost—\$8,000. Tom and Sandy are now talking with people who have dealt with these businesses to get a feel about how they treat their customers. This issue won't be decided until the February meeting. In the meantime, Tom and Sandy will continue to get recommendations.
- There will still be a treasurer on the board who will oversee the work of the accounting firm and will report the same information that other treasurers have shared. He/she will manage the bills.

## **New Business:**

- President Todd spoke about the need for trimming of the trees along Hammock Road and Lost Ball Drive. They pose a hazard when people leave the West Entrance and don't have a clear view down the roadway. She asked four companies for bids. Only two got back to her. Both bids were under \$1500. Shirley Kuznarik moved that we accept a bid of not more than \$1500 to trim the trees along Hammock Road and Lost Ball Drive from one of the two submitted bids to be decided by President Todd. Judy Trier seconded. Judy, Shirley, Millie, Hardric, and Sandy voted for the motion.
- Dr. Todd asked Hardric McMillon if he had any information about the drainage problem on Lake Clara. Hardric has not been contacted by any contractor.

- Judy Trier spoke about neighbors putting lawn clippings on common ground on Bogey Blvd. She personally moved the clippings so that they would be picked up. She will notify the neighbors that lawn clippings are not to be put on common ground.

**Neighbors Attending:**

M.L. Farer, Millie Anderson, Richard Johnson, Jim and Rose Cookman, Peter Davidson, Jim and Rose Davidson, Wanda Fore.

**Neighbors' Comments:**

- 1 A resident thanked the board for all its hard work on behalf of GH residents.
- 2 Another resident announced that he is a new resident. (In fact, there were three new residents at the meeting). The Board thanks them for coming.

Judy Trier moved that the meeting be adjourned. Seconded by Shirley Kuznarik. Judy, Shirley, Hardric, Millie and Sandy voted for the motion.

Meeting adjourned at 7:55 pm.

**Millie Grime, Secretary**

**Annual Meeting:** Saturday, January 17 at 2 pm at the Christian Church of Sebring (just beyond West Entrance)