

Tartan Pines Owners Association

March 17, 2021 Meeting Minutes

CALL TO ORDER Time: 6:00pm

Opening Prayer Given by: John Vaughan

Roll call of Members: Quorum Present. Present -5
John Vaughan, Lynn Bowman, Derek Dye, Judy Poss & Terry Sorrells

President's Remarks: Presented by: John Vaughan
Mr. Vaughan welcomed the board members.

MINUTES: The minutes of the January 19, 2021 meeting were presented.
Presented by: Lynn Bowman, who recommended a motion to approve the minutes. Motion to Approve was made by John Vaughan, President. It was seconded by Terry Sorrells and Approved unanimously by officers.

TREASURER'S REPORT

Presented by: Lynn Bowman. Kim Jones made a recommendation to approve. John Vaughan made a motion to approve the Treasure's Report. It was seconded by Judy Poss and approved unanimously by the officers.

OLD BUSINESS

- People crossing the fence. Police officers patrolling the area 4 nights a week (Thursday, Friday, Saturday and Sunday) 12:00am – 4:00am \$30 per hour.
- Tartan Pines Semi-Annual yard sale April 10, 2021 7:00am – 12:00pm
- Golf course opening- Unsure maybe late spring. Possible levels of membership. Club house has been cleaned out by Bill Carr.

NEW BUSINESS

- The introduction of new HOA manager and contact for HOA matters Kim Jones.
- Tartan Pines Semi-Annual yard sale April 10, 2021 7:00am-12:00pm. Put ad in Southeast Sun. \$125 or less for ad.
- Entrance 134- Lights with granite at entrance. Entrance on bypass is fine and doesn't need anything. Allocating \$50,000 to refurb entrances.
- Hold money in money market until finished paying security and bills before switching.
- Dues- everybody pays late fee. Pay by the end of March 2021. If not paid by April 1st put liens on property.
- File lien on 175 Rosemont Ct and 410/412 Tartan Way.
- New lawncare \$28,762 year- \$2,397 month

MANAGER REPORT

1. No Boats, R. V's, or Trailers are to be parked in the association for more than 24-hours.
2. No parking on the street except for short-term social occasions. Overnight parking guests must

utilize the driveway. City Parking laws must be observed. This is a safety concern.

3. No commercial vehicles may be stored on property.
4. Lawncare company must remove leaves and clippings from the property being serviced. Blowing them into the road is not adequate and is not in keeping with the “neat, clean, orderly, and free of debris” clause in Article 5 section 9 of the CCR’s. So too, the vacant lots must be kept in reasonable order as outlined in the same section. Failure to do so will be met with the HOA sending out a vendor to complete the work and adding the cost to the lot owner’s ledger.
5. Annual dues are to be paid now. Dues are considered late on February 1, 2021 and will incur a \$100 late fee per lot, and additional charges the longer you wait to pay.
6. Garage doors must be kept closed when not in use for car maintenance, (4 hours) yard work, or home maintenance. When unoccupied, garage doors must be kept closed for safety as written in the amendment of the CCR’s.
7. The city’s noise ordinances must be obeyed. In the CCR’s in Article 5, section 1 “excessively noisy activities which may become an annoyance to Owners” are forbidden.
8. Garbage cans must be pulled back from the road and placed out of sight by the evening of collection. Also, they shouldn’t be placed in an area that can cause a safety concern for drivers. Safety is a priority. Please follow the city waste pick-up guidelines.
9. Please submit all Modification Requests to the HOA manager for submission to the Architectural Committee. Include the vendor you plan to use, a drawing of the project including property lines with a description of the project, and a timeline with an estimated beginning and end date for the project is also needed. The HOA will not accept any liability for any project. The vendor must submit current City of Enterprise Business license, Workman’s Comp and General Liability insurance, and a copy of the building permit (if required) before the modification can be started.

ANNOUNCEMENTS

- The Spring Garage Sale will be April 10, 2021.

Adjourned: 7:20pm

Prepared By: Kim Jones