

**MYRTLE TRACE HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING – April 21, 2021**

CALL TO ORDER: Pat Paxson, President, called the meeting to order at 9:00 a.m.

ATTENDANCE: Board Members: Pat Paxson, Nancy Southard, Bill Fox, Nancy Seeds, Mary L'Heureux

Committee Chairpersons: Ted Ackley - Communications Committee, Pat Hosford– Architectural Review Committee, Santo Perry - Activities Committee, Liz Maass – Property Committee

Absent: Diane Connelly – Architectural Review Committee

Contractors: Jim Luneke - Administrative Consultant, Jean Hohenberger – Accounts Receivable and Diane Gascoigne - Recording Secretary

Also present were: John Sperger, Cathy McElroy, Bob and Cathy Smith, Elizabeth Borkowski, Debbie and Herman Rebocho, Donna Ebling, Sue Sorrell, Santo Perry, James Bond, Gary Main, Mary Johnsen, Thomas Gray, Doris Los, Mary Connors, Geralyn Hartman, Terry Eisenhardt

RESIDENT PARTICIPATION:

- John Sperger of 216 Wedgewood Lane – John also recognized Mary Johnsen for her help in putting together his presentation. They would like to more fully develop the Myrtle Trace Greeters Program. John said the more people understand what Myrtle Trace and the area is about the more involved they will become. We need to broaden the horizon of the greeters. John and his wife would like to host a quarterly newcomer meeting to be sponsored by the Board.
- Jean Hohenberger of 226 Wedgewood Lane – Jean said when the clubhouse is fully open for business, she would like to suggest having phase by phase socials, preferably in the evening to capture residents who may still work. Each phase would be a one-time event and she feels it would help jump-start things and get people involved. Myrtle Trace is not a community where you move in and just do your own thing. There would be no cost incurred for this, all we would need is coffee each time and phase residents can bring brownies, etc. to share.
- Russel Clark of 105 Timberline Drive – asked when the clubhouse would be open for functions without using masks.

NOTE OF PASSING RESIDENTS:

Fred Silvernail of 193 Glenwood Drive passed away on March 9, 2021

Deana Woodruff of 215 Wedgewood Lane passed away on March 9, 2021

Joe Dragovitch of 117 Laurelwood Lane passed away on March 28, 2021

NOTE OF NEW OWNERS:

Pam and Chris Parson purchased 124 Hickory Drive on March 1, 2021

Terrance Alfund purchased 220 Candlewood Drive in March, 2021

Craig Bourque purchased 07 Mayberry Lane on March 1, 2021

Steven and Danna Blount purchased 1207 Loblolly Lane in March, 2021

Clifford and Patricia Faulkner purchased 222 Candlewood Lane in March, 2021

James and Maryann Schill purchased 112 Juneberry Lane on March 8, 2021

Kenneth and Elaine Shirley purchased 101 Ashwood Circle on March 11, 2021

Oesiel and Rita Balzano purchased 184 Myrtle Trace Drive on March 22, 2021

Douglass and Gail O'Neil purchased 122 Myrtle Trace Drive on March 25, 2021

APPROVAL OF MINUTES:

Nancy Seeds moved and Mary L'Heureux seconded the motion to accept the minutes of the March 17, 2021 Board of Director's meeting. The motion passed unanimously.

ACTIVITIES COMMITTEE – Santo Perry reviewed upcoming events. He said the committee is withdrawing their request to change the refund policy for events. The policy will remain as is.

Nancy Seeds moved and Mary L'Heureux seconded the motion to accept the Activities Committee report as written. The motion passed unanimously.

ARCHITECTURAL REVIEW COMMITTEE – Pat Hosford said there are two agendas for review. The ARC Committee is requesting a change to the ARC Guidelines, page 10, regarding flags and flag poles attached to garages. They would like to add service and ancestral flags to the stated seasonal and recreational flags.

Bill Fox moved and Mary L'Heureux seconded the motion to approve the addition of service and ancestral flags as presented. This proposal replaces the one postponed from the March 17, 2021 Board meeting. The motion passed unanimously.

Mary L'Heureux moved and Nancy Seeds seconded the motion to accept the ARC report as written. The motion passed unanimously.

PROPERTY COMMITTEE – Liz made two corrections to the Property Minutes. Liz submitted a packet to the Board this morning of things needing approval. From this packet:

Nancy Southard moved and Mary L'Heureux seconded the motion to have a tree removed on Cricket Court at a cost of \$350.00. The motion passed unanimously.

Nancy Southard moved and Mary L'Heureux seconded the motion to pay \$636.00, half of the remaining balance, for new street signs. The motion passed unanimously.

Nancy Southard told Liz the money paid to Palmetto Paving for the two cul-de-sacs on Dogwood Circle and Beechwood Court comes from last year's budget and was already approved.

The cost of the shuffleboard court was again addressed and an additional \$175.00 will be needed for astro turf and glue. Liz Maass said \$199.78 is needed for fish for the ponds. Nancy Seeds asked how the committee determines which ponds get fish. Tom Gray provided the answer and said the size of the ponds makes a difference.

Mr. De Pino's property was again discussed. Nancy Southard said the Board needs numbers before they can approve the job or not.

Nancy Southard moved and Mary L'Heureux seconded the motion to accept the Property Committee Report with the corrections Liz mentioned. The motion passed unanimously.

COMMUNICATIONS COMMITTEE – Ted Ackley reviewed his report.

Nancy Southard moved and Bill Fox seconded the motion to accept the Communications Committee report as written. The motion passed unanimously.

TREASURER'S REPORT – Nancy Southard presented the report as of March 31, 2021. She said at the end of the first quarter, Myrtle Trace continues to be in a financially sound position.

Nancy Seeds moved and Bill Fox seconded the motion to accept the Treasurer's Report as written. The motion passed unanimously.

OLD BUSINESS:

➤ **Clubhouse Status –**

Bill Fox moved and Nancy Southard seconded the motion that usage of the clubhouse and pool remain the same with 50 residents only with the exception that as of today masks will be optional. It will be up to each individual to determine what they are comfortable with. Bill said we cannot ask people if they have been vaccinated so this will apply to all residents. Nancy Seeds added that masks are still strongly recommended but optional. Mary L'Heureux said she feels it might be time to loosen up the restriction somewhat on sanitizing all surfaces in the clubhouse. This is also optional but recommended. The motion passed unanimously.

- **HTC Fiber Optic Installation** – The number to call if you have a problem with your sprinklers or computers since the installation of these lines is 843-365-2151. Press 1, then press 4 to talk to the person who will write up a repair ticket.
- **MTAC Standard Operating Procedure and Guidelines for Hosting an Activity** – Pat Paxson recommended the Board sit down with the Activities Committee and go over the issues at hand. The Board will not move on this today.

NEW BUSINESS:

- **New Resident Orientation – TBA**
- **US Flag Lowering at Half Staff Policy** – Nancy Southard said the Board proposes to make a revision to when the US flag is lowered. It will now be lowered to half-staff on Memorial Day, 911, Veterans Day and Pearl Harbor Day. The state flag is always lowered when the US flag is lowered. The Myrtle Trace flag is lowered to half-staff for three days following the death of a resident. If the resident or family does not want this, their wish will be followed. Nancy said this proposal will go in the next issue to the "News and Views". Nancy Seeds said this has come about to honor days that are important to our community as well as the country. She also feels we should lower the US flag to half-staff on the death of a US President. She shared all the research she has done on this subject.
- **Landfill for Myrtle Trace Needed for Lawn and Tree Debris** – Hardee Maintenance needs to dig another place to take our debris from Myrtle Trace. Hardee Maintenance does not charge us to remove the debris.

Nancy Southard moved and Bill Fox seconded the motion to approve the expenditure of \$500.00 for Hardees to dig an additional area for Myrtle Trace debris. The motion passed unanimously.

CORRESPONDENCE: The Board received a thank you from Dot Silvernail for our donation to St. Paul's Anglican Church in memory of Fred Silvernail.

MEETING RECAP:

- Russel Clark questioned the work on the shuffleboard court as it was announced in a past “News and Views” that the poll sent out had the majority of homeowners who responded not in favor of it. He felt there should be another poll if it was being reconsidered. He also questioned whether the Myrtle Trace attorney had to be consulted concerning the flag issue. Nancy Southard responded that this was just a revision to an existing policy and at this point is just a proposal. It is also only the homeowner’s flags that the policy effects.
- Ted Ackley said there should be a notice posted outside of the clubhouse stating who died if the US flag policy is changed. Nancy Seeds said she would do this.
- Geraldine Hartman wanted to know if the Board would be revisiting the pool policy as she has family coming in June/July.
- Pat Hosford referred to the removal of a tree on common property at 100 Cricket Court. She said the ARC Committee requires replacement of trees, especially ornamental trees, if one is taken down. She hopes the Property Committee would do this for common ground as well if the tree being removed is in an area that could be considered for replacement.
- Elizabeth Borkowski asked for clarification on the policy for flags.
- Tom Gray of Cedar Ridge Lane addressed the issue of Lakes Osprey and Cormorant flooding during hurricanes. The sprinkler system at the back gate has new equipment. Could we tie in the discharge from this pump to advance all storm water by adding hoses so Hardees crew wouldn’t have to come out during the storms? It would be under \$100 to do this. Tom said he had presented this to the Property Committee and it is within their budget to do. The lakes can then also be drained a day or two in advance. He said they are trying to eliminate all gas pumps entirely.
- Bob Smith said the pool will be open during the Spring Fling and most people will still choose to sit in the parking lot. Santo Perry overrode this by saying the pool will not be open from 3:00 p.m. to 6:00 p.m. during this event.
- Liz Maass said the cabana bathrooms are cleaned every day.

REMARKS FOR THE GOOD OF THE ORDER:

Nancy Seeds thanked everyone for coming and being willing to ask questions and share opinions. Mary L’Heureux said it is great we are making progress with wearing or not wearing masks because it means we are getting closer to being back to normal. Bill Fox hopes this continues but we must realize the situation could change and the Board would be forced to close the clubhouse and pool again for everyone’s safety. We have to be sensible about the whole thing. Pat Paxson thanked people who talked this morning about getting people involved in the community. She loves to hear new ideas and have people volunteer to support them.

It was also explained that the Past President’s Counsel does something like what was suggested for newcomers but this proposal would be in addition to that.

Nancy Southard moved and Bill Fox seconded the motion to adjourn the meeting at 10:30 a.m. The motion passed unanimously.

Respectfully submitted,
Diane Gascoigne,
Recording Secretary