

**Summarized Minutes of The Springs at High Rock, Inc. HOA Meeting, August 2, 2018
Community Clubhouse, 233 Tor Court, Denton, NC 27239**

Unscheduled, closed workshop, Finance Committee invited

Directors in attendance: Freeman, Ish, Shanus, Shoaf, and Svatek

Representing the Finance Committee: Al Hoppensteadt and David Stephens

President Freeman called the meeting to order at 5:04 PM.

Motion by Svatek, seconded by Shanus, to approve the minutes of the July 18, 2018, HOA meeting as submitted. All in favor, motion passed.

The meeting was called to discuss the following topics:

Topic 1: Discussing a possible raise for a staff member. The minutes are in the executive session minutes.

Motion by Freeman, seconded by Svatek, that Mr. Conrad should receive a salary increase of 10% effective immediately. Mr. Conrad's adjusted salary will now be \$37,620 per annum. Freeman, Shoaf, Shanus, and Svatek, yes. Ish, no. Motion carried.

Topic 2: Finance chairman Al Hoppensteadt asked permission to allow Cedar Management Group to be the originators for filing liens against nonpaying assessment members instead of the Finance Committee. The FC has set up a step-by-step procedure for Cedar Management Group to follow. He then asked that the president and secretary sign the written procedure, and he would forward the document to Cedar Management Group. Foreclosures will always need board approval to proceed.

Topic 3: President Freeman reported that a member is asking that all roads be plowed during snowstorms so emergency vehicles can get to residents. A short discussion and review resulted in letting the IRC give the board more input.

Topic 5. President Freeman wanted to discuss the deer situation. Director Svatek asked to expand the topic to include the increasing tick problem. Svatek reported that in conversations with the NC Wildlife Division, they recommend a company in Greensboro, NC, that makes permethrin saturated clothing or will process your clothing. The company claims that the process will kill ticks for 70 washings. President Freeman stated that some residents have resorted to electric fences to discourage deer. Director Shoaf asked whether the ARC approves of this fencing. Svatek wondered if it's time to consider the deer hunting program again. President Freeman asked to shelve any decisions but to think about it for future discussion. The secretary will put it on the Action List.

Topic 6: Long-Range RFC Planning Committee board liaison Karl Svatek gave each director a breakdown of the survey that was sent to each HOA member. Tennis courts ranked last; clubhouse and pool were tied for first. The survey also indicated that if there are any increases in assessments for an expanded amenity project, the monies should come from gradual dues increases.

Topic 7: Newly appointed Director Linda Shoaf will be the board liaison for the Social and Recreational Facilities Committees.

Motion to adjourn by Freeman, seconded by Svatek, all in favor 7:18 PM

Next scheduled meeting, August 22, 2018, 3:30 PM

Respectfully submitted, Curtis Ish, Secretary HOA