

PEACH TREE LANDING HOMEOWNERS' ASSOCIATION

Meeting of the Board

May 19, 2023

6:00pm

Using the ZOOM App

Meeting Minutes

1. **Call to order-** Meeting was called to order at 6:02pm with quorum met using ZOOM (Mike Harvell was absent)
2. **Proof of Meeting Notice-** Notice was posted at entrance according to requirements with ZOOM instructions.
3. **Reading/Waive Reading of Previous Minutes-**Theresa Lynch motioned to approve the minutes from January 27, 2023, Edna Engle 2nd, all approved.
4. **Officer/Committee/Manager Report-**
 - a. **Financials-**Rick Whitman reported that the Operating balance was \$18,802.81 and the Reserve balance was \$24,684.23 for a total of \$43,487.24 as of April 30, 2023. Rick informed the Board that there were five accounts that were delinquent and would receive final notices in May.
5. **Old Business:**
 - a. **Fence Behind 4800 Decatur-**Rick Whitman confirmed that Holly from Cypress Bend HOA gave him this address and a letter was sent to repair the fence. The correct address is 4860 and another letter will be sent.
 - b. **Trash Box-**The Board confirmed that the box was moved.
 - c. **4501 Shed-**Rick Whitman will confirm the address of the home behind 4501 and send letter requesting an ARC form for the shed.
 - d. **Trash at Cul-de-sac-**Rick Whitman reported that the trash was picked up but now there are tables and chairs and an umbrella in the area.
6. **New Business:**
 - a. **General Letter-**The Board asked Rick Whitman to prepare and mail to all owners a general letter highlighting trash cans, driveways, sidewalks, copy of leases, hurricane shutters and the furniture at the end of the cul-de-sac.
 - b. **Entrance Signs-**Rick Whitman was asked to have the two entrance signs pressure cleaned.
 - c. **4610 Decatur-**Rick Whitman will send a letter to have the car with no plates removed.
 - d. **4631 Decatur-**Rick Whitman will send a letter to have the landscaping maintained and the weeds removed from garden beds.
 - e. **Lattice on Fence-**Rick Whitman will have the lattice on the fence at the entrance repaired.
7. **Next Meeting Date-Friday, August 18, 2023, using Zoom.**

8. Adjournment- The meeting was adjourned at 6:32pm.

Minutes Prepared by
Rick Whitman
Fairway Management