

Sedgemoor POA Board of Directors meetings

January 11, 2023

Present: Bob Johnson, Jim Smith, Debbie Nolan, Ty Boswell, Winnie Willis, Carol Pfeiffer and Tom Hanley

Meeting was called to order by Bob Johnson @5:30

Approval of Minutes: Motion was made by Bob Johnson and was second by Jim Smith and minutes of December 2022 were approved.

Treasure's Report: Jim Smith reported a balance of \$151,177.21 in the Sedgemoor accounts, also \$5000.00 was transferred from the checking account to the money market account and as of the end of the year the balance was \$99,451.00.

* Lot 3272 was sold to Lake Trace Properties, LLC 176 mine Lake Court STE 100 Raleigh NC all back dues were paid.

* Lot 549 was sold to Carolina Trace Gated 3 Lakeview Dr. Sanford NC

* Lot 3300 add last name

* Lot 3303 -3304 Change address to 8 Johnnies Way Rehoboth Ma

Architectural Report: Carol Pfeiffer Reported:

Surety Bond & Foundation

Van Groce Jr. Surety bond sequencing website says you have to a bond in place to get your plans reviewed. Van's question- Why would anyone pay several hundred dollars to get a bond with the possibility if getting

turned down and not built? Sedgemoor is the first POA he has dealt with that wants to do things in order.

Spring Letter: Under Architectural Docs on the website (Keeping up Sedgemoor Appearance)? if that needs template.

- * Still has Sarah's name at the bottom

- * Add verbiage about mailbox appearances

- * **Dead Tree**

- * Contacting Mr. Paul Lyon per request of Chris Viverette

- * Chris has contacted Mr. Lyon about the tree previously

- * **Sedgemoor Residence Page:**

- * Cannot get links to open as of 1/10/23 to obtain email

- * **Fallen Tree**

- * Tree near #8 Tee

- * Do we have a plat book to determine if its on CTA or Sedgemoor

Road & Grounds:

Tom Hanley, Ty Boswell and Chris Viverette made rounds throughout all Sedgemoor January 2, 2023; they discussed several issues.

1. Joshua Godfrey and his duties at pool

2. Received pool combo lock combination for fire dept. access. Needs to replace pool rule sign got blown off from windstorm.

Mr. Barry Walls duties and getting a current bid from him on grounds

keeping for the POA.

3. Moss removal from roadsides after January debris pickup. with possibly updating road pavements markings (last 2018) Tom has requested a quote from Carolina Pavement.

4. Sign changes replacing NO EXIT at top of Perth, possibly 1 yield sign on Argyll out bound corner, requested quote from Bcsignage of Fayetteville.

5. Also crack sealing of new patches on all roads that has already been discussed.

Old Business:

Active BOD Members

New Business: No New Business

The Meeting was adjourned at 6:35

Respectfully,

Debbie Nolan