

**Seven Lakes West Landowners Association
General Meeting
Tuesday, May 25, 2009
West Side Park Community Center**

Call to order:

The meeting was called to order by the president at 7:30 p.m.

Directors present: Adam Wimberly, Karen Milligan, John Hoffmann, John Goodman, Ron Shepard, Ed Tuton, and Mick Herdrich. Directors absent: Kathy Kirst and Ed Silberhorn. A quorum was established.

Recognitions:

Jean Downer introduced herself as a first time general meeting attendee.

President's comments:

Ron Shepard announced that fire ants on Pine Knoll Island have been treated, but more remain. The community manager will follow up with the eradication effort both at the island and at Johnson Point.

The Community Emergency Response Team has tested communications with ham radios throughout the community, and found no dead zones using that method. Testing continues with line-of-sight devices.

The CERT team is seeking new volunteers, call Terry Riddle if interested.

Director's reports:

Infrastructure:

John Goodman reported that paving required in the Parkwood development has not been completed. Annexation of that development hinges upon the satisfactory completion of the work cited by the director.

A contract for the maintenance of the Lakeway Mall entryway has been awarded, and the beautification committee chair is very happy with the new firm engaged to complete the work.

The Butterfly Court drainage issue is now close to resolution.

A drainage problem noted on Patman Court appears to be the responsibility of a landowner, and not action taken by the association.

Lake and dam:

Mick Herdrich noted that the dam remediation project is essentially complete. An extra 100 feet of slurry was installed at one end of the dam, and one problem area had to be filled to a depth of over 40 feet, far beyond the 22 foot estimate. Dam engineer Dr. Dan Marks noted his "complete satisfaction" with the work completed and the resulting safety of the dam.

Boat registration is virtually complete, and new stickers must be displayed by June first. Twenty five dollar late fees will be assessed for boats registered after that date.

Director's reports (continued):

Community activities:

Karen Milligan noted that 160 cards had been sent to veterans hospitals on Memorial Day as a result of an effort by her committee. Proposed future activities include a "girl's night out" at Beacon Ridge CC to include an introductory golf clinic and social afterwards. Also, a family movie night is planned, to include traditional refreshments. Suggestions for other activities are being sought via the association website.

Safety and security:

John Hoffmann reported that he made a presentation to the area representatives outlining his ideas for improving access security to the community and other issues. He awaits their input prior to implementation of many of the suggestions.

A safety and security group has been formed, including the community manager, lead gate guard, lake patrol, CERT, area representatives, the sheriff's department, and a possible community watch captain.

A community watch, in cooperation with the sheriff, may be formed depending on finding sufficient volunteer "observers." The focus times and areas would be week end nights and areas that traditionally attract vandals and undesirable activity.

He emphasized that residents maintain vigilance in their neighborhoods, and report suspicious activity to the gate guard, who will alert the sheriff's department.

He reminded the attendees that open fires are not permitted, and to exercise care when using controlled fires such as barbecue grills or fire pits.

He reminded dog owners that the pets must be under control at all times

The sheriff will be placing a "speed trailer" in the area for two weeks. Subsequently, deputies will be patrolling the community issuing citations where needed. No warnings will be issued, if speeding, you will get a ticket.

Community manager:

Joan Frost reported that some 80% of dues have been collected. Many uncollected items have arisen due to inconsistencies in the information garnered from property owners.

Infrastructure:

Bids for security fencing near the community center and along Banbridge Drive will be solicited in July, with work planned to commence in August.

Member's questions and comments:

Ed Schroeder reported a gray SUV being driven in an unsafe manner on Longleaf Dr. near Beacon Ridge CC during a recent rain storm.

Adjournment:

Without objection, the meeting adjourned at 8:56 p.m.

Submitted by,

Ed Tuton, secretary