

Olde Ivy Neighborhood Board Meeting January 21, 2020

In attendance:

- John Holthaus, Beth Jones, Sal Esposito, Laura Dowling, Leslie Maddock for the Board
- Brittany Pinto-Williams for Silverleaf
- Eric Brannen for Landscape Committee

Meeting was called to order at 7:00 PM and quorum was established.

The Board approved minutes of the previous meeting by email. The minutes were posted on the oldeivy.org website.

Manager's Reports

Brittany reported that the Fitness Center rules have been posted as requested.

The Clubhouse water valve was replaced as voted by the Board.

Gates

Parts (new motors and drives) for the Log Cabin gate and the Beech Haven alley gate have been ordered.

After discussion, the Board agreed to cancel the gate maintenance contract. Before the contract expires, the current work must be done. Brittany will audit all past invoices to ensure that we have gotten the 17% discount for each (non-emergency hours) service according to the current contract.

Gate Area Brick Damage

John will ask our attorney to get a written agreement from the construction company that is building the storage unit on Beech Haven Dr. to repair the damage their trucks have caused to the bricks in front of our gate. Rod and John have both talked with the company, which has agreed to do the repair, but we need a scheduled date for the repair, or prompt reimbursement for the proposed repair (\$8,000-\$9000).

Landscape

John presented the following numbers for our Master Landscape Plan that are allocated for landscape work (excluding pine straw, seasonal color beds and the annual Gibbs maintenance contract):

- \$20,000 for tree trimming and tree removal
- \$20,000 for dead plant removal and replacement, and general improvements
- \$20,000 for Beech Haven repairs, including burying the main irrigation lines and installation of plants

The Board agreed that all optional landscape work for this year must come out of one of these categories. For example, a homeowner requested replacement of a dead shrub in front of his unit. Eric will meet with him to assess the plant and determine whether it needs to be replaced (and for how much) and also, determine whether the homeowner planned to pay for the replacement himself. If not, replacement will come out of our budget as outlined above.

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John reviewed a map of the property with suggestions for plantings. He recommends that we install cuttings of Pampas grass in suitable locations such as near the Log Cabin gates and the Manor pillars. He would also like to install sod in many areas to replace some of the pine straw. Ongoing tree pruning efforts will improve the growth of new grass.

John will meet with Laura and Eric to determine what plantings to install along the Condos frontage, where there is no coordinated landscaping.

Eric and Leslie will review the Manor areas around the cul de sac and eroding ridge to create a plan for erosion control and more colorful plantings.

Eric will email the Landscape Committee Master Plan to the Board within the next three weeks so the Board can review it before the meeting. The focus will be on critical needs.

ArborForce will be here next week to evaluate the need for tree pruning and removal. We will leave some unallocated money in the tree removal budget to ensure that we can deal with any emergency needs.

The Board approved an individual Gibbs Direct plan for a Townhome owner, who will pay Gibbs directly for the work. Eric confirmed that the selected plant species are all used elsewhere on the property. In the future, the Landscape Committee will review any Gibbs Direct proposals for suitability before they come before the Board.

John has been talking with Kevin Colclasure of Gibbs about the work Gibbs is doing (or not doing) during the winter. We need to ensure that their services are being performed year round.

Credit Card

The Board approved getting an Olde Ivy credit card that John can use for improvement projects, so he does not have to advance his own money and wait for reimbursement. The card limit will be \$2000. John will provide receipts for all expenditures.

Brittany will coordinate getting the credit card through our bank, Pacific Premier.

Volunteer

Beth noted that a homeowner has volunteered to help the Townhome Board (or other Boards) as needed. He has taken on checking streetlights in need of new bulbs and reporting them to Georgia Power as a project. The Board appreciates the effort.

Board Process

Sal requested that the Board conduct business with more appropriate formality in agreement with the covenants, including a motion on an action, a second for the motion, discussion, and a vote with the required quorum. The Board agreed to comply.

Next Meeting

The next meeting will be on Tuesday, February 18 at 7:00 PM.