



**SCHIEVELING PLANTATION HOMEOWNER'S ASSOCIATION**  
**3000 MACBETH CREEK DRIVE**  
**CHARLESTON, SC 29414**  
www.schievelingplantationhoa.org

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**Date:** 3/17/2006  
**To:** Schieveling Plantation Residents & Property Owners  
**From:** Rhonda LaVerne, Secretary  
**Subject:** HOA Meeting Notes – 3/11/06

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The meeting was held on Saturday, March 11, 9:00 a.m. at the Schieveling Plantation Clubhouse. There were 24 residents present.

Glen Zimmerman chaired the meeting and opened at 9:05 a.m.

Bob Jones welcomed our new residents (Chuck Tremann will be back on Thursday, March 16). There were 3 new residents since our last meeting (January 12, 2006).

**Old Business:**

- ❖ Property update – Jim Hughes, Treasurer
  - 137 lots
  - 115 homes
  - 10 homes under construction
  - 12 not occupied
  - 3 or 4 houses for sale
- ❖ Budget update – Jim Hughes, Treasurer
  - 9 lot owners have not paid their annual dues for 2006.
  - Furniture for the rear clubhouse porch has been purchased.
  - Budget is in line with our forecast.

**Committee Reports:**

- ❖ Architectural Review Board (ARB) – Billy Hughes
  - No issues to report.
  - Houses under construction are on schedule.
- ❖ Bylaws – Glen Zimmerman
  - No issues to report.
- ❖ Clubhouse – Eileen Forsgren



## HOA Meeting Notes

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- Furniture has been purchased for the rear clubhouse porch. Thanks to Jim Hughes and Glen Zimmerman for helping assemble the furniture.
- Residents have requested rocking chairs be purchased for the front clubhouse porch. Eileen Forsgren will coordinate.
- 8 parties booked between now and Fall 2006.
- Scheduling another general cleaning. Will include having the kitchen floor striped.
- ❖ Pool – Glen Zimmerman (Alice King absent)
  - The Sonitrol Security System on the pool gates has been installed and is ready to activate. The Board will distribute a letter to lot owners explaining the system and let them know that fobs are ready for distribution. **Fobs must be requested by lot owners**; there will be no general distribution and only one fob issued per owner. The system will not be activated until the fobs are distributed. The new system will allow us to monitor pool access. People using the pool are asked not to let anyone in the pool area that does not have their fob; unless they are identified as a Schieveling resident.
  - The Board has ordered signs for the pool rules. There will be a sign on each gate with information each person needs to know before entering the pool area. There will be a sign on the pump house with the rest of the rules.
  - New pool furniture will be purchased this “pool season”.
- ❖ Compliance – Glen Zimmerman (Alice King absent)
  - Ongoing problems with parking overnight on the street and trash cans being left out. Using the Compliance/Fine System to attempt resolving these issues.
  - Attendees requested that statistics of compliance issues be published. They will be provided in the monthly newsletter. Names will be omitted to protect lot owners’ privacy.
  - Attendees request a “verbal warning” be incorporated into the Compliance/Fine System. The group voted and agreed to implement on a trial basis. A progress report will be provided during the next HOA meeting in May (date to be determined). There are concerns that incorporating the verbal warning could be a “time sink” and prolong resolution to compliance issues. If the verbal warning has a negative impact on the current system, we will return to using the Compliance/Fine System as it is currently written.
- ❖ Maintenance & Grounds – Glen Zimmerman (Kevin Phipps absent)
  - Money has been set aside for grounds work (pine straw, plantings, etc.) to be done at the main entrance.
  - There are 2 areas (land between Rhett Butler and Shem Butler and retention pond between Landgrave and Shem Butler) that needs mowing/cleaning. The Committee will discuss with Frank Dabney, our landscaping contractor.
- ❖ Welcoming – Glen Zimmerman (Karen Blackman absent)
  - No issues to report.



## HOA Meeting Notes

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- There will be a community garage sale in June. More information to be distributed as the date gets closer.

### **New Business:**

- ❖ The Fourth Amendment to the Bylaws of Schieveling Plantation Homeowner's Association, Inc. (Article X, Section 2) states: "Prior to an election, a nominating committee of three members of the Association shall be elected at the regular meeting immediately preceding the Annual meeting in May of each year. It shall be the duty of this committee to nominate a candidate, whose consent to serve has been obtained, for each office to be filled. Additional nominations shall be made from the floor, provided the consent of the nominee shall first have been obtained."

The members present at the March 11, 2006 HOA Meeting elected the Nominating Committee. Members of The Nominating Committee are: Bob Jones, Wiley Blackman, and Caryn Clark. All four Board of Director positions (President, Vice President, Secretary, and Treasurer) will be up for election at the Annual (May 2006) HOA Meeting.

### **Announcements:**

- ❖ Secretary's note: residents continue to have concerns about speeding vehicles in our community. Please report all traffic violations to The City of Charleston Police Department. Their phone number is: 843-577-7434; ask for Traffic.
- ❖ The Welcoming Committee is planning the community garage sale for June, 2006. More information will be distributed as the date gets closer.
- ❖ Margaret Jones would like to thank The Board of Directors and The Compliance Committee for their work and efforts to help resolve compliance issues.

The meeting adjourned at approximately 10:25 a.m.

### **Notes prepared by:**

Rhonda LaVerne  
Secretary  
Schieveling Plantation HOA