

**Meeting Minutes, Board of Directors – 15 August 2004**  
**Tabb Lakes Homes Association**

1. The Board of Directors (BOD) met at 116 Richard Run at 7 pm. Attending were Darrell Harris, President; David Horne, Secretary; Charles Rossi, Treasurer; Joe Eubanks, Neighbor Relations; Lou Lafrenaye; Stormwater Committee, Sandra Shaffer, Neighborhood Watch, Clint Flanagan, Web Manager, and Mark O'Reilly, guest (home owner).

2. Old Business:

a. Copies of minutes from the July meeting were distributed. The minutes could not be approved due to the lack of BOD quorum.

b. Acquisition of land to obtain a common area adjacent the intersection of Lake 2 and Bridgewood: Charles has contacted the owner and expressed the interest of the BOD to purchase the subject property. Charles has action to pursue negotiations with the owner.

c. Lake Dredging plan: Darrell distributed a draft of a letter to send all homeowners, outlining plans and rationale for the lake dredging project. The letter was reviewed and comments provided. Darrell has action to revise letter and send to homeowners. Charles has scheduled the Tabb High School Auditorium for September 7 to conduct an informational meeting concerning Lake Dredging. Clint will post the 2004 lake study and related information on the TLHA web site.

d. The Tabb High School Auditorium has been reserved for October 14 to conduct the annual meeting. Charles has action to develop the 2005 budget for presentation at the meeting. Door prizes and a guest speaker have been eliminated from the agenda as the focus of the annual meeting is expected to be Lake Dredging.

3. New Business:

a. The Neighbor Relations committee has asked the BOD to evaluate rules/restrictions on window air conditioners and vegetable gardens on the street side of home. BOD members have action to evaluate the request and determine if further action is required.

4. Committee Reports:

a. Joe Eubanks reported that the Yard of the Month was awarded to 810 Tabb Lakes Drive. The owner(s) agreed to display the sign and accept the gift certificate. Joe also reported that 70 of 113 cited covenants violations have been corrected. The owner of 317 Bridgewood has requested the BOD take action to remove the foundation previously used for the Tabb Lakes sign. The sign was removed and the foundation covered with a thin layer of dirt. The owner has not been able to establish grass over the foundation as there is little room for root growth. The BOD has action to evaluate the request and determine if further action is required.

b. Sandra briefed the status of the Neighborhood Watch committee. Sandra has reserved a meeting room at the Tabb Library for August 18<sup>th</sup> and August 24<sup>th</sup> to discuss reestablishment of the Neighborhood Watch program. A representative from the York County Sheriff's office will speak and answer questions. Sandra has placed flyers throughout the neighborhood to inform and invite residents to either of the meetings. Sandra and other volunteers are attempting to call or visit every resident and extend an invitation.

c. Lou Lafrenaye briefed that the County has replaced the warning sign at the Lake 1 outflow pipe. The Stormwater Committee has been surveying the entire stormwater collection system and report no significant problems. Committee members have been performing the inspections before, during, and after recent rains. Recent hurricane remnants have temporarily filled the lakes beyond the capacity of the overflow pipe and into the emergency spillway.

d. Charles Rossi reviewed the budget (attached). Five owners are in arrears for association dues and have been sent certified letters stating the intention to place a lien against the properties if they fail to respond within 30 days.

5. Board of Directors Actions for August. A quorum of Board Members was not achieved and thus no voting was conducted.

6. Next meeting is scheduled for Sunday, September 19 or 26, 7pm, hosted by Sandra Shaffer at 307 Gardenville.

7. Please provide any comments and/or corrections to these minutes to David, via email to [contentman@yahoo.com](mailto:contentman@yahoo.com).

Submitted by:  
David Horne, Secretary  
Tabb Lakes Homes Association

For Darrell Harris, President, TLHA BOD