

Nelson Hill Homeowner's Association, Inc. Meeting Minutes
November 29, 2021, 7 pm
Unofficial
P.O. Box 145 Hahira, GA 31632

Members present: Steve Hardeman, Clay Lee, David Oulton, Jim McNab, Brittany Brown, Alexander Lamma, Stephanie Bullard

Others present:

General business:

The meeting was called to order at 7 pm by President Clay Lee.

Approval of Minutes:

Jim McNab made a motion to approve minutes from November 17, 2021. Steve Hardeman seconded the motion. The motion carried unanimously.

Financial Statement:

Treasurer Brittany Brown- No report.

President Clay Lee to finish setting up HOA bank account with Guardian Bank on 11/30/21, upon completion account will be established.

Brittany to see Jenny Scruggs to pick up former HOA notebook, information and old financial info

Old Business:

- **Signatures for bank account** were collected at meeting by: Clay, Brittany, Alex and David
- **Playground lights-** Steve went to Colquitt EMC was directed to engineer, was told lights can be reconnected it's \$40/month. Motion to approve lights being turned on, Brittany seconds motion. Motion approved.
- **Eric Spencer-** Approached President Clay Lee, Mows Nelson Hill grass, \$1500/month for past 10 years. Normally paid between 20th-25th of the month. He maintains the pond as well. Will be cleaning the pond in December. HOA will be requesting a print out of the plots of spaces he maintains and will make sure he isn't missing any areas in neighborhood.
- **Liens filed on October 29th.** 28 active liens in neighborhood. 5 neighbors who owe more than \$210, 23 neighbors owe \$210. Will confirm if these are active neighbors or if they have moved.

New Business:

- **Committee Charges-** Handout was given with proposed committee responsibilities.
 - **Modification Committee-** reviewed modification form, Will meet 48 hours after receiving a request.
 - **Garage Sale Committee**
 - **Welcoming Committee**
 - **Security Committee**

- **Social Committee**
- **Website: nelsonhillhahira.com**
 - Online Payments- Neighbors can view their payments made for HOA dues
 - Will formally introduce Nelson Hill website via card mailers in December
- **Decorations-** Christmas Wreaths have been hung at both entrances
- **Future Meeting Option:** Hahira Courthouse has space to accommodate neighbors and promote social distancing for future meetings. Will have virtual option for future general meetings. Brittany made motion to have monthly meetings at Hahira courthouse. Alex seconds the motion. Motion carried.
- **Next Monthly Board Meeting:** Next meeting at Hahira Courthouse. Will announce to all neighbors at least 2 weeks prior. (Will check to see if 1/11/22 at 7 pm is available)
- **Meeting adjourned at 8:50 pm**