

Teel Mountain HOA Board of Directors Meeting agenda and minutes

Date:	August 13th, 2023 @ 2:30 PM					
ocation:	Graham residence					
Board members in attendance:	X John Aiken Garrett Bozeman X Dewayne Pinion	X Tracy Diaz	X Cedric Graham			
HOA members in attendance:						

Agenda Topics:

- 1. Approve June meeting minutes Dewayne need to type up for review
- 2. Homeowner/Property updates 3rd quarter Cedric
 - a. Christensen's building on Teel point is going well
 - b. James Allison purchases/sales
 - i. Sterling Hedden purchased lot 13 (Next to Nate's house) may build in a couple of years
 - ii. Purchased Holt lot 2 may build spec home
 - iii. Purchasing lot 55 from Candace
 - iv. Selling Holt lot 57
 - c. Property setback/privacy line requirements
 - i. Approve for 20' setback on sides and back
 - 1. Require full survey by purchaser/homeowner
- 3. Treasurer Update John
 - a. Bank Update
 - i. Have incorrect IEV
 - ii. Need to transfer from Truist to Mtn Valley and close the former account
- 4. Secretary update
 - a. New website is progressing
 - b. GroupMe docs need to be created for usage
- 5. Committee Updates
 - a. Architectural Review Committee Cedric
 - i. No updates
 - b. Landscaping Committee Garrett
 - i. Reviewed landscaper quotes. Leaning toward Dahlonega Landscaping
 - ii. Need to fix water at front
 - c. Road/Water committee Garrett/Cedric
 - i. Street repair by benson property Cedric to test material to be used
 - ii. Re-alignment of speed bumps
 - 1. Lines painted on the road
 - 2. Need to discuss with community for moving date

- d. Pool Committee Dewayne
 - i. Pool and Pavilion cleanup
 - 1. Urinal leaking need to fix
 - 2. Need to remove broken chairs
 - 3. How do we want to store new ones?
 - 4. Where to buy new ones everyone be on the lookout
 - ii. Pool Maintenance
 - 1. Step on ladder broken Dewayne to replace
 - 2. How to handle debris in pool after storm
- e. Welcome/Neighborhood Fellowship Committee
 - i. No update
- f. Neighborhood watch Cedric
 - i. No update
- g. TM HOA Management document updates
 - i. Architectural Standards Cedric
 - 1. Reviewing sample documents
- h. Community discussion items
 - i. Maintenance on road to Tallant property
 - 1. Cedric to discuss with attorney as they are all merged into one property

Action / Follow-up Items:			

Adjourned @ 4:20 PM