

**JONES CREEK OWNERS ASSOCIATION (JCOA) BOARD
MEETING 08-08; November 13, 2008 @ 2000**

The JCOA Board held the **fifth** meeting since the February 21, 2008 Annual Homeowners meeting. It was also the **seventh** meeting in the Year 2008, inclusive of the Annual Meeting.

Board Members Present (13)

- **Kent Gilbreath** (President)
- **Jim Pawlak** (Vice-President)
- **Trudie Gill-Keenly** (Treasurer)
- **Sharon Burr** (Pool Committee)
- **Ron Gadapee** (Covenants Committee)
- **Sandy Leonard** (At-Large Member)
- **John McLeod** (Security)
- **Tim Punch** (Tennis Committee)
- **Harry Pund** (Willow Lake)
- **Nancy Sickafoose** (At-Large Member)
- **Dick Smith** (MaGruders Landing)
- **Sandy Terronez** (Recreation Committee)
- **Earl Williams** (Landscape Committee)

Board Members Absent (2)

- **Arch Carter** (Architectural Control Committee)
- **Carl Mazzola** (Secretary)

Guests (0)

Minutes

1. Kent Gilbreath, JCOA President, called the meeting to order, which was held at the Jones Creek Golf Club Clubhouse at **8:00 p.m.** Kent noted that a quorum was present and that Board business can be conducted.
2. The October 26, 2008 meeting minutes were reviewed and a motion was made and seconded to accept them. The motion passed unanimously.
3. At previous meetings, Jim Pawlak and Arch Carter noted that the dispute relative to acceptable completion of the DOT paving which is holding up the County installation of the speed humps on Jones Creek Drive has not been resolved. No discussion at this meeting. **ACTION 07-25: Jim Pawlak to monitor progress of Jones Creek Drive DOT-County dispute and speed hump installation.**
4. At earlier meetings, Kent Gilbreath addressed the unfinished house located at 4148 Hammonds Ferry Road, which has been under construction for over a year with little progress. Darren Johnson, the builder has provided a schedule to complete the home and place it on the market by March, 2009. No discussion at this meeting. **ACTION 08-06: Arch Carter to oversee 4148 Hammonds Ferry Road construction project.**

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5. At an earlier meeting, Ron Gadapee reported that he plans to develop a procedure for a consistent covenant enforcement process. No additional discussion at this meeting.
ACTION 08-12: Ron Gadapee to develop covenants enforcement procedure.
6. At an earlier meeting, Sandy Leonard expressed her concern with emerging traffic issues at the Fury's Ferry entrance and the difficulty in entering and exiting the subdivision at high traffic periods. Sandy will e-mail Ron Thigpen, Columbia County traffic and request a study to determine if a traffic signal is merited. No additional discussion at this meeting.
ACTION 08-13: Sandy Leonard to contact Ron Thigpen relative to traffic light study at Fury's Ferry Road entrance.
7. At an earlier meeting, Sharon Burr announced that she will keep her position through the 2009 Annual Meeting but does not plan to be re-nominated for another 2-year term. Sharon will follow up with Claire Belanger who is interested, to discuss the duties and responsibilities of the position and will invite Claire to the next Board meeting. No discussion at this meeting.
ACTION 08-16: Sharon Burr to meet with Claire Belanger.
8. The Newcomers Party was a great success with over 40 people attending including newcomers, many Board members and their spouses.
ACTION 08-18 is closed.
9. At an earlier meeting, Kent Gilbreath mentioned that Jim Pawlak will reconstitute his special committee that will be asked to develop a dues restructuring analysis for implementation in 2010. No discussion at this meeting.
ACTION 08-20: Jim Pawlak to reconstitute dues restructuring committee for possible 2010 dues increase.
10. At an earlier meeting, Kent indicated that he plans to meet with Ray Mundy, Jones Creek Golf Club, on October 28 to map out high-level ideas. No discussion at this meeting.
ACTION 08-21: Kent Gilbreath to meet with new Golf Course owners.
11. At an earlier meeting, it was determined that Sandy Terronez will be coordinating the Christmas with Santa and New Year's Eve parties. No discussion at this meeting.
ACTION 08-22: Sandy Terronez to coordinate Christmas with Santa and New Years Eve party events.
12. Kent Gilbreath called for a vote to spend \$2,000-3,000 to upgrade the Magruder Landing front entrance with landscaping provided by Jack Blue. The vote passed unanimously.
- 13.** Kent Gilbreath briefly discussed the recently signed contract with Joy Fiske, ADT, to add another more suitable camera at the Jones Creek Guard House. Work will begin immediately. Security upgrades at the pool and tennis courts were also discussed. Joy suggested that we move the current DVR from the pool house to the new communications box at the tennis court to get that system up and running and replace the pool DVR before the next pool season.
ACTION 08-23: John McLeod to oversee security camera upgrades.
14. A motion to adjourn was moved, seconded and voted at **8:30 p.m.**
15. The next Board meeting will be scheduled to help prepare for the 2009 Annual Meeting.

Respectfully Submitted,

Carl A. Mazzola

Secretary

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9 OPEN ACTION ITEMS

- 07-25 Jim Pawlak to monitor progress of Jones Creek Drive DOT-County dispute and speed hump installation**
- 08-06 Arch Carter to oversee 4148 Hammonds Ferry Road construction project**
- 08-12 Ron Gadapee to develop covenants enforcement procedure**
- 08-13 Sandy Leonard to contact Ron Thigpen relative to traffic light study at Fury's Ferry Road entrance**
- 08-16 Sharon Burr to meet with Claire Belanger**
- 08-20 Jim Pawlak to reconstitute dues restructuring committee for possible 2010 dues increase**
- 08-21 Kent Gilbreath to meet with new Golf Course owners**
- 08-22 Sandy Terronez to coordinate Christmas with Santa and New Years Eve party events**
- 08-23 John McLeod to oversee security camera upgrades**