

Powderhorn Homeowners Association, Inc

A Non-Profit Organization

PO Box 951, Simpsonville, SC 29681-0951 · 864-967-3410 · powderhornschoa@gmail.com · www.powderhornsc.org

Powderhorn HOA Special Board Meeting

December 4, 2018
Location – PHOA Clubhouse

Board Members in Attendance

President	VACANT	<input type="checkbox"/>
Vice President	VACANT	<input type="checkbox"/>
Treasurer	Josh Schofer	<input checked="" type="checkbox"/>
Secretary	VACANT	<input type="checkbox"/>
Architectural Director	VACANT	<input type="checkbox"/>
Communications Director	VACANT	<input type="checkbox"/>
Landscape Director	VACANT	<input type="checkbox"/>
Pool Director	Claudine Schofer	<input checked="" type="checkbox"/>
Recreational Director	Gene Warner	<input checked="" type="checkbox"/>

Additional Attendees: Steve Brandon (Invited by appointment)

Item	Minutes
1	<p>Call to Order</p> <ul style="list-style-type: none"> Gene Warner called the meeting to order at 6:12 pm.
2	<p>Treasurer's Report</p> <ul style="list-style-type: none"> Josh Schofer presented the November financials including the P&L and Budget vs. Actual. Josh stated we currently have \$10,000 in capital reserve for long term projects, \$20,000 in the maintenance reserve and \$10,000 in the savings account.
3	<p>Architectural</p> <ul style="list-style-type: none"> Josh Schofer reached out to Mr. Derby, City of Simpsonville Codes Enforcer, regarding the Powderhorn common area by the utility poles at the front of the subdivision. ACTION: Josh will meet with Mr. Derby to discuss the issues next week.
4	<p>Communications</p> <ul style="list-style-type: none"> Josh Schofer stated he had reached out to Jeanne Arocho (former Secretary) numerous times asking her to return the login credentials for the Official Powderhorn website, the Powderhorn Facebook Page and the Powderhorn Facebook group. To date, she has refused to return Powderhorn's property. Discussion regarding the existing Digital Media Policy. MOTION: Josh Schofer moved and Gene Warner seconded a motion to nullify the existing Digital Media Policy. VOTE RESULTS: Aye – 4 Nay – 0 (Approved after the appointment of Steve Brandon) Discussion of appointing Hannah Schwabe as Communications Director. MOTION: Steve Brandon moved and Josh Schofer seconded a motion to appoint Hannah Schwabe as Communications Director. VOTE RESULTS: Aye – 4 Nay - 0 (Approved after the appointment of Steve Brandon)

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5	<p>Landscape</p> <ul style="list-style-type: none"> • Josh Schofer and Claudine Schofer met with the homeowner regarding the one (1) broken tree and two (2) dead trees behind their house. Discussion regarding the removal of those trees. <p>MOTION: Josh Schofer moved and Gene Warner seconded a motion to approve the quote from Finley Tree Service for them to remove the trees in question in the common area behind Manassas.</p> <p>VOTE RESULTS: Aye – 3 Nay - 0</p>
6	<p>Pool</p> <ul style="list-style-type: none"> • Discussion regarding future pool upgrades/maintenance. <p>ACTION: Claudine Schofer will obtain additional quotes for pool upgrades/maintenance.</p>
7	<p>Recreational</p> <ul style="list-style-type: none"> • Discussion regarding replacement of carpet in the clubhouse. <p>ACTION: Gene Warner will obtain quotes to for the replacement of the carpet.</p>
8	<p>Neighborhood</p> <ul style="list-style-type: none"> • The culvert repair along Powderhorn Road is almost complete.
9	<p>Old Business</p> <ul style="list-style-type: none"> • No previous meeting minutes to approve as the November 2018 board meeting was cancelled.
10	<p>New Business</p> <ul style="list-style-type: none"> • Discussion regarding appointment of Steve Brandon as Secretary of the board. MOTION: Josh Schofer moved and Gene Warner seconded a motion to appoint Steve Brandon as Secretary effective immediately. VOTE RESULTS: Aye – 3 Nay - 0 • Discussion regarding appointment of Rob Abson as Vice President of the board. MOTION: Gene Warner moved and Claudine Schofer seconded a motion to appoint Rob Abson as Vice President effective immediately. VOTE RESULTS: Aye – 4 Nay – 0 (Approved after the appointment of Steve Brandon) • Discussion regarding moving the monthly board meeting to the second (2nd) Monday of each month beginning in January 2019. MOTION: Steve Brandon moved and Claudine Schofer seconded a motion to move the monthly board meeting to the second (2nd) Monday of each month beginning January 2019. VOTE RESULTS: Aye – 4 Nay – 0 (Approved after the appointment of Steve Brandon) • Discussion regarding updated the signs for the new board meeting date MOTION: Josh Schofer moved and Steve Brandon seconded a motion to approve up to \$40 to update the board meeting signs to the new day. VOTE RESULTS: Aye – 4 Nay – 0 (Approved after the appointment of Steve Brandon) ACTION: Josh will have the signs updated prior to the next board meeting.
11	<p>Adjournment</p> <ul style="list-style-type: none"> • MOTION: Steve Brandon moved and Josh Schofer seconded a motion to adjourn the meeting at 7:20 pm. VOTE RESULTS: Aye – 4 Nay – 0 (Approved after the appointment of Steve Brandon)