

**MINUTES**  
**SEVEN LAKES LANDOWNERS' ASSOCIATION, INC.**  
**BOARD OF DIRECTORS**  
**JULY 26, 2006 @ 7:30 P.M.**

Vice President Herman called the meeting to order with Directors Fathauer, Florence and Hudson present. Also present were Manager Fulcher, Assistant Manager Beane and 50 members.

**VICE PRESIDENT'S REPORT – Herman**

1. Welcome and thanks
2. The Board of Directors at their July 20 meeting approved installing new barcode activated gates on the North and South side entrances.
3. The Board also approved Rules & Regulations banning the use of airboats and airborne devices pulled by boats on the lakes.

**ECHO DAM REPAIRS – Jeff Thompson with Hobbs-Upchurch and Associates**

Jeff Thompson explained that the North Carolina Department of Environmental and Natural Resources has observed seepage on the downstream face of Echo Dam and required that the problem be investigated and repaired. Hobbs-Upchurch has submitted a plan to the State to repair the dam and we should receive approval from the State in August. All earthen dams seep, that is how they work, but if there is eroding soils on the downstream face DENR will require corrections to be made. Thompson estimates repair cost to be between \$200,000 and \$250,000.

**COMMUNITY STANDARDS – Herman**

1. The Committee had 26 complaints this month and 18 were considered high priority because of multiple complaints. Most of the complaints were for unkempt lawns or similar problems. Eight of the complaints have been corrected.

**RECREATION – Fathauer**

1. New benches and tetherball equipment have been ordered for the playground at the Office area.
2. The new flex court surface for our tennis courts should be received in four to six weeks. We also have plans for changes to the lights and upgrade the fencing for the tennis courts.
3. Estimates are being received for new fence at the pool.

4. The Stable roof has been repaired.
5. A joint party is scheduled with SLLA and SLCC on Labor Day at the North side pool.
6. Recreation Director Beane stated the Kiddie Pool will be open for parents and their small children from 9:00 – 11:00 a.m. each morning.

#### **LAKES/MAINTENANCE & BY-LAWS – Nuti**

1. See attached reports

#### **SECURITY & COMMUNITY WATCH – Florence**

1. The North Gatehouse was shot with about twelve yellow paint balls at about 1:00 a.m. on July 25.
2. If a resident has a problem they should report it to the Office during business hours 7:30 a.m. to 5:00 p.m. or to the North Gate all other hours, but if you need a police officer call the Sheriff's Department.

#### **FINANCE – Hudson**

1. Revenues thru June 30 were \$1,048,000, of which \$991,000 was dues. Expenditures thru the same date were \$213,000.
2. Thanks to the members who attended the July 11 Finance Committee meeting on the funding for Echo Dam repairs. No decision will be made until bids are received for the repairs.

#### **ARCHITECTURAL REVIEW – Beane**

1. Two new houses were approved in July, one on the North side with 1,717 square feet and one on the South side with 1,810 square feet.

#### **MANAGER'S REPORT – Fulcher**

1. New heat pump has been installed in the North Clubhouse.
2. A public hearing will be held in Carthage on the new county flood plain map and ordinance on August 7 @ 2:00 p.m.

#### **COMMENTS FROM MEMBERS**

1. Jack Schwertfager stated the Association should reinstate the policy of paying 100% of the Association's present employees health insurance.

2. Dave Kinney asked residents to reduce water usage because the county can only pump 800,000 gallons per day to Seven Lakes and we are using just about that much per day. Kinney also requested residents to attend the upcoming Village Tomorrow meeting.
3. Two residents spoke about the danger of under age kids swimming in our lakes.

### **ADJOURNMENT**

The meeting was adjourned at 8:11 p.m.