

**HARBISON COMMUNITY ASSOCIATION
MINUTES TO THE MEETING OF THE BOARD OF DIRECTORS
July 28, 2015**

The Harbison Community Association Board of Directors held a Regular Meeting on Tuesday, July 28, 2015. Members present were Mr. Hank West (President), Mrs. June Cannon (Vice President / Secretary), Mrs. Leah Hardy, Mr. Ozzie Nagler, Mr. Tom Brower, Mr. Terry Helsley, Mr. Stan Seabrook, Mrs. Irene Metz (Treasurer). Absent - Mr. Dick Flythe. Association Staff Members in attendance were Mr. Dave Grove, Mr. Ray Cloutier, Mrs. Danell Gunter, Ms. Olivia Buster, Mrs. Elizabeth Foust-Drakeford, Mr. Calvin Davis. Residents Scott and Jeannette Broome and James (Jimmy) Ruff attended.

A quorum being present for the meeting, Mr. West called the meeting to order at 6:05pm.

Approval of Minutes - Board Meeting – April 28, 2015

Mr. Nagler moved the Minutes be approved, Mr. Brower seconded and the motion was passed with a vote of 8 for, 0 against, 1 absent (Mr. Flythe).

Resident Input

Jimmy Ruff, a resident for many years in Harbison, talked about how the neighborhoods are changing and some owners do not seem to be concerned about the appearance of their yards and houses (compared to earlier years). He said he had talked to Dave Grove and he understood the stipulations in our covenants about enforcement - but he asked if the process of having the violations cured could be shortened. He also mentioned that some offenders correct the issue and almost immediately - return to the same type of action that caused the original violation. He would like to see quicker processing of violations and action taken on repeat offenders. Some discussion occurred regarding pot holes - and the appropriate jurisdiction responsible for street repairs. Ray Cloutier stated that Piney Woods is a State Road. Board Members Leah Hardy and Terry Helsley mentioned that citizens can have a big impact (as voters) by contacting City and State officials on road issues - and getting repairs made.

Residents Scott and Jeannette Broome said they came to the meeting to praise two HCA employees, Brad Gates and Chanley Malovic for work done around their home. The employees were not present to hear the comments during the open meeting (Note: the employees arrived shortly after the Board broke for Executive Session and they were informed of the comments by the residents).

DDRC Report

Mr. Nagler presented the following DDRC Report:

- * Five Below, signage, approved - 264 Harbison Blvd. - Harbison Court Center
- * Columbiana Centre, solar panels, approved - 100 Columbiana Circle
- * Salsarita's, patio, approved - 275 Park Terrace Dr Suite 800 - Park Terrace Crossing (Academy Sports , etal.)
- * Red Robin, redevelopment plans of former Spinnaker's, approved - 100 Columbiana Circle
- * Sleepy's, (formerly Mattress King), signage, approved - 264 Harbison Blvd. - Harbison Court Center
- * Blaze Pizza, signage, approved - 275 Park Terrace Dr Suite 100 - Park Terrace Crossing (Academy Sports, etal.)
- * PHBP ** Credit Union, bldg.. & parking lot modifications, approved - 100 Palmetto Health Parkway

- * Toubia Plus, rebranding signage, approved - 264 Harbison Blvd. - Harbison Court Center
- * Apocalypse Comics, signage, approved - 285 Columbiana Dr Suite 1 - Columbiana Crossing (Five Guys, etal.)
- * Harbison Center, redesigned & 1 new monument signs, approved - 275 Harbison Blvd.
- * Enterprise Rent-A-Car (formerly Triangle Rental), signage, approved - 130 Harbison Blvd.

RDRC Report

Mr. Nagler and Mr. Cloutier presented the following RDRC Report:

- * Fence, approved, Woodpond Court (off Harbison Blvd.) 05/07/15
- * Expand driveway, approved, Arborvine Court (The Arbors) 05/22/15
- * Fence, approved, Twin Creek Court (Archers Courts) 05/27/15
- * Shed & porch steps, approved, Longbow Court (Archers Courts) 05/28/15
- * Convert screen porch into sunroom, approved, Amber Court (off Tawny Branch Rd.) 06/12/15
- * Shed, approved, Timbercreek Court (Archers Courts) 06/30/15
- * Deck, approved, Hillpine Court (off Piney Woods Road) 07/17/15
- * Expand driveway, approved, Hillpine Court (off Piney Woods Road) 07/20/15
- * Repaint/stain & small porch/deck, approved, Chinquapin Circle (off Chinquapin Rd.) 07/24/15
- * Fence & deck, approved, Cape Flattery Court (Beacon Hill) 07/24/15

OLD BUSINESS

Dave Grove said he had no Old Business.

New Business

Dave Grove mentioned that the Board would be discussing long range planning for HCA and Residents / Members had been encouraged to express their thoughts to the Staff and / or Board Members. This would be ongoing planning and probably a subject for all future Meetings.

There being no additional business matters to be addressed, President Hank West asked for a Motion to go into Executive Session.

Executive Session

Mr. Seabrook Motioned that the Board move into Executive Session to discuss personnel matters. Mrs. Cannon seconded, and the motion passed with a vote of 8 for, 0 against, 1 absent (Mr. Flythe). 6:31pm.

Mrs. Cannon Motioned the Board reconvene Open Session, Mrs. Metz seconded, and the motion passed with a vote of 8 for, 0 against, 1 absent (Mr. Flythe). 8:27pmpm

Adjournment

Hearing no additional business, Mr. Nagler made a Motion that the meeting be adjourned. Mr. Brower seconded, and the Motion passed with 8 for, 0 against, 1 absent (Mr. Flythe). Meeting adjourned 8:27pm.

June Cannon
Vice President / Secretary

