

**HARBISON COMMUNITY ASSOCIATION
MINUTES TO THE MEETING OF THE BOARD OF DIRECTORS
August 25, 2020**

Note: Due to the COVID-19 Virus, the HCA Community Center has been closed since late March. This Regular Meeting is being held in the HCA Gym with some Board Members participating off-site by “Zoom” Due to the Social Distance Guidelines, only a limited numbers of Residents are being permitted to attend this Meeting.

Board Members attending were Mr. Hank West (President), Mrs. June Cannon (Vice President / Secretary). Board Members participating by “Zoom” were Mr. Ozzie Nagler, Mrs. Mackenzie Fontaine, Ms. Julie Lucas, Mr. Stan Seabrook, Mr. Tom Brower. Absent, Mr. Terry Helsey. Association Staff Members attending were Mr. Dave Grove, Ms. Betty Brooks, Mrs. Danell Gunter, Mr. Kaden Watson. Residents attending: Rex Bagwell, Andy Kushlak, Roger Stanton, Susan Mathews, Mark Clarkson, Ike McCravy, Kay Brown.

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

New Board Member:

Mackenzie Fontaine, “B” representative on the Board, stated that per the HCA By-Laws, Section 4.05, she was appointing Mellisa Ayer to fill the remaining “B” (Business) Seat on the Board vacated with the resignation of Tia Schafer. Mrs. Ayer is the Regional Director of Sales for Quality Oil (Hampton Inn) Hospitality. Her term on the HCA Board will expire April, 2021. Other Board Members welcomed Mrs. Ayer to the Board.

Approval of Minutes:

After discussion. Mr. West asked for Motions to approve the following Minutes:

June 30, 2020	Motion to Approve – Mr. Nagler, Seconded by Mrs. Cannon Motion Approved 8 for, 0 against, 1 absent (Mr. Helsey)
August 6, 2020	(Crime Prevention Committee) – Approved: Mrs. Fontaine and Mr. Grove
August 11, 2020	Motion to Approve - Mrs. Cannon, Seconded by Ms. Lucas Motion Approved 8 for, 0 against, 1 absent (Mr. Helsey)

Follow-Up from June 30 Board Meeting:

Mr. West recapped responses to questions asked by Residents at the June 30, 2020 meeting (see attached list). Of particular importance – he mentioned that discussions have been held with representatives of Dominion Energy about the ultimate replacement of lights on the trails and streets with LED lights. The current lights (Mercury Vapor), globes and poles were installed in the mid 1970s and hopefully – an agreement can be obtained soon with Dominion Energy where these fixtures would be updated.

Member Input:

Members Attending - Addressed the Board:

1. Rex Bagwell – recommended that the Community Center be re-opened. He provided some statistics and stated that he had discussed some issues with DHEC and in his opinion, South Carolina was doing a great job of controlling the Virus – so the COVID-19 risk was minimal, by re-opening.

NOTE: Mr. West had previously indicated that Staff would reopen the Center when appropriate.

2. Susan Mathews- stated that her property values had substantially increased due to re-assessment in Lexington County and she inquired about the 2021 HCA assessment (Note: the 2021 variables will be decided at the November Board Meeting). Mrs. Mathews accepted Mr. West's invitation to be on the Crime Prevention Committee.
3. Ike McCravy – expressed concern that his Association fees should not be used for re-surfacing the tennis courts (when needed in the future) since he believed – the courts were being “worn-out” by non HCA residents using the courts. He preferred that his funds go toward covenant enforcement and safety.
4. Kay Brown – expressed concern about reports of children in several neighborhoods – seemingly to be without supervision and wandering – which made her question “Where are the parents?” Parents should be aware of what their children are doing – and where they are – at all times.
5. Mark Clarkson – expressed appreciation for the improvements being made around Woodcross Lake and he encouraged the Association to continue the upgrades– as he and other owners of property at Timberlake were trying to improve their property, which is adjacent to the Lake.
6. Ike McCravy – asked that key – type locks be placed on the gates at the Rec. Center Tennis Courts which would prevent non authorized people from using the courts. He has seen people place rocks to prevent the gates from closing – which could allow unauthorized access. Mr. West indicate that Staff would look into the matter.

Mrs. Gunter announced that effective September 1, the HCA Pool would be re-opened with strict protocols due to COVID-19, and participants will have to pre-register for days and time slots. Initially, the Community Center will open M-F from 9:00am – 5:00pm. Other programs may open at a later date – but the emphasis at this time was on the Pool.

Executive Session:

Mrs. Fontaine Motioned that the Board move into Executive Session, Mrs. Cannon Seconded and the Motion was approved 8 for, 0 against, 1 absent (Mr. Helsley) 7:34pm

Mr. Brower Motioned that the Board come out of Executive Session, Mr. Nagler Seconded and the Motion was approved, 8 for, 0 against, 1 absent (Mr. helsley). 7:46pm

Adjournment:

Hearing no additional business, Mrs. Cannon Motioned that the Meeting be adjourned, Mr. Nagler Seconded, and the Motion passed with a vote of 8 for, 0 against, 1 absent (Mr. Helsley). 7:47pm

June Cannon

Vice President / Secretary

The Items listed below list the Follow-Up actions taken following the June 30, 2020

Board Meeting at which time some residents raised matters of concern:

1. Playgrounds:
 - a. Renovation of Playground near Timberhill finished – including a new handicap access. The resident who mentioned this has subsequently called in – saying the finished product looks great.
 - b. Old Playground at Glen Ridge removed and land cleared. New Equipment has been purchased and is being shipped.
 - c. Additional Playground equipment for Shadowpine Playground purchased and is being shipped.
 - d. Additional Playground equipment at Woodcross Lake (chin-up bars) being installed
 - e. All new playground equipment installed behind Community Center has been well received.
2. Crime Prevention
 - a. Committee met August 6.
 - b. Meeting held with Dominion Energy (SCE&G) to add 7 or 8 trail lights in an area close to Harbison Gardens, on pathway between Settlers Station and Columbia Avenue. Dave is meeting with Dominion Wednesday of this week to finalize the Agreement. The poles will be 17” fiberglass with LED lights – and the lights will have the capability of having cameras added at a later date if desired.
 - c. Also, initial discussions have been held with Dominion about eventually changing out all of the trail and street lights in Harbison to LED lights – and adding new poles. LED lights give more visibility which should help in crime prevention. We probably have over 800 lights in Harbison that go back to the 1970s – 1980s so hopefully a new Agreement can be worked out with Dominion.
 - d. Call Boxes on the Trails. The Committee did a lot of research on this and concluded that it was not feasible – too much potential vandalism and very expensive to add.
 - e. Signs on the trails – Some Cell phones have the capability of showing your location on the trail – in case you have to call the police – but we have contacted two sign companies to get ideas on signs that can be placed on the trails. So – if you have to call the police on your cell phone, you will see a sign on the trail that will point to Cape Flattery Court – and you can tell the police you are at the end of Cape Flattery Court.
 - f. Map of Police Jurisdictions – Cookie Brooks has been working with area police to identify their jurisdictions. She and Ray Cloutier are in the process of reproducing a map which will identify the trails, houses and streets – and the appropriate police jurisdiction.
 - g. The Mayor of Irmo and Resident Barry Walker, has started a Committee designed to address the youths at Harbison Garden (Age 21 and Under) and provide them with some challenging activities. They already have 5 youths have signed up for the program which is being developed by Dr. Akil Ross, who was the 2018 National Principal of the Year. We (HCA) have indicated a willingness to assist in transporting some kids to Seven Oaks at a later date – so they can engage in athletic events and then transport them back to Harbison Gardens.
3. Maintenance
 - a. We replaced all of the old wood benches and picnic tables at Woodcross Lake with new benches and picnic tables. We tore down one of the Brick cubicles and added new concrete and two new benches that give a very good view of the Lake.

- b. We re- negotiated our Agreement with Solitude Lake Mgmt. so they now treat the Lake for algae two times per month – instead of once – at no additional cost.
- c. We are adding electricity to an area behind Timberlake Apartments and we will now add a water fountain or water aerator. The depth of the water will determine if we add the aerator or fountain– all of this is intended to help control the algae that builds up behind Timberlake.
- d. We relocated several picnic tables being used by Homeless people to sleep on
- e. In the future – we plan to fence off an area At Woodcross Lake where there are Cypress Knobs located near the old Boy Scout Camp.
- f. Maintenance cut some hedges blocking the view of traffic and more hedge cutting will occur in September – October