

**MINUTES OF DIRECTORS AND OFFICERS MEETING
OF
MILLWOOD PLANTATION
PROPERTY OWNERS' ASSOCIATION INC.**

A regular meeting was held on November 14th, 2021 at the Manor Community Center, Manor, Georgia. Members of the Board in attendance were Zyn Yarborough, Billy Smith, Hal Hodges, Heather Simmons., Les Peterson and Cassey Jeffers. Frank Bartanowitz has submitted his resignation effective 10/18 submitted via group text.

The meeting was called to order by Billy Smith at 8:10 a.m.

Visitors were introduced.

Jay Lynn, representing T&M Forest Services, Inc discussed work that is being done and potential additional future work. \$2145 for pulling ditches.

Chris Sayer and Bob Cueli introduced themselves and expressed their interest in participating on the board.

Minutes from the previous two meetings were reviewed and approved.

Old business:

Security

Roads in general.

Unsolicited bid for entrance mowing

Concern on the culvert that was purchased.

Paving the entrance.

Big Buck.

New business:

Need a printer.

Board candidates.

Budget.

Annual meeting prep.

Billy reported that Lt Lee said they need to address complaints from the citizens in the area and they will be charging an additional fee to cover costs that are incurred by the county for fuel and

maintenance on the vehicles in addition to the payment made to the officer performing the patrol. Les moved, Casey seconded and it was unanimously approved that we pay the additional \$179 that was charged.

Les moved, Zyn seconded and it was unanimously approved that we allocate funds not to exceed \$2145 on a one-time basis to have the ditches pulled to include all roads in the plantation that can be pulled currently and to include verbiage that allows reuse of that contract on an as-requested basis.

Discussed services to be included in the entrance contract and Les agreed to modify the existing contract and send to the group for consideration at next meeting.

Culvert that was purchased has already been lowered and no further action is needed.

Construction on Farms Edge Rd was discussed and Zyn agreed to have signs made and post them to notify owners that construction would be taking place. Sign would be purchased and cost approved via text vote if significant. Otherwise, it will be covered as an office supplies expense.

Email addresses and Facebook were discussed. Casey agreed to become a moderator of the Facebook page to replace Frank. Zyn and Casey agreed to review the email list to reconcile those contacts to the contacts we have in QuickBooks. Les will add Casey as a moderator to FaceBook and send a report from QuickBooks to both Zyn and Casey.

Zyn reported that he is still waiting on an updated estimate from the paving company.

Zyn reported that the agreement with Big Buck is no longer a possibility and the additional parties involved have taken a different approach. No further action or discussion needed.

Les reported that his printer is no longer working well. Billy moved, Zyn seconded and it was unanimously approved to purchase a new printer at a cost on to exceed \$200.

Board candidates were discussed and Heather noted her intention to not commit to continuing as a board member beyond the upcoming annual meeting.

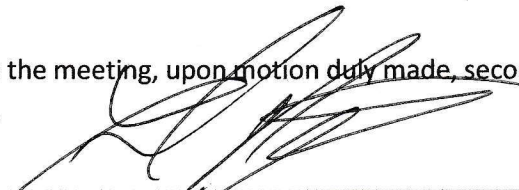
Budget was discussed and agreed that no adjustments are needed for the coming year. Les reported that invoices would be sent in the coming weeks for the 2022 annual assessment.

Annual meeting was discussed and due to the timing of candidates being introduced, the topic was pended to next meeting.

General services contract with Zyn was discussed and modified to limit the number of hours that can be authorized without full board approval.

There being no further business to come before the meeting, upon motion duly made, seconded, and unanimously carried, it was adjourned at 11:37 am.

December 12, 2021
Date of Approval



Leslie Peterson, Secretary