

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

A regular meeting was held on July 10<sup>th</sup>, 2022, at the Manor Community Center, Manor, Georgia. Members of the Board in attendance were Billy Smith, Zyn Yarborough, Cassey Jeffers, and Hal Hodges, Les Peterson and Lisa Ward. Candice Gourley was not able to attend.

The meeting was called to order by Les Peterson at 8:00 a.m.

Old business:

- Roads in general.
- Swales damage.
- Mulching on Perch Creek.
- Consistent enforcement of rules.
- Security.
- Blueberries work.
- Fence on Manor Millwood Rd.
- Easement cost increase.
- Zoom cost.

New business:

Asphalt on entrances.

Minutes from the June meeting were reviewed and approved as written.

Culvert on N. Farms Edge Rd. was discussed. No specific decision was made.

Used culvert pipes were left on S. Farms Edge Rd after the project. Zyn agreed to talk to the contractor to have them removed.

Zyn reported that he has not yet estimated the number of loads of dirt required to fill the swales on Perch Creek.

Mulching on Perch Creek was discussed and Zyn agreed to discuss cost with the prospective contractor.

No new progress was presented on the community standards document. However, additional discussion resulted in agreement that we would need to consult counsel. A special meeting was called and Les agreed to schedule time. Lisa mentioned that she could send a draft of a conflict-of-interest form for discussion at the next meeting.

Security was mentioned and Billy reported that he has not been successful at getting commitment from the Sherriff's office. Lisa agreed to take that as a task.

Discussed repairs to the fence and the opinion that the estimate was high resulted in agreement that Wright Fencing would be a better choice for the repairs based on cost. Les moved that we approve \$1775 labor and whatever the material costs are to have Wright Fencing make the repairs at a total cost not to exceed \$5000. Lisa seconded and it was unanimously carried.

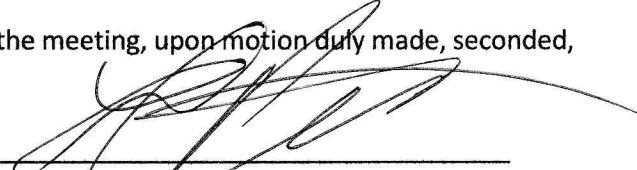
Zyn moved that we approve the proposed price increase on easement mowing with adjustments to the contract. Hal seconded and it was unanimously approved. Casey abstained.

Les reported that the zoom subscription is \$14.95 per month.

Asphalt work will be re-estimated. Billy agreed to get a refreshed quote.

There being no further business to come before the meeting, upon motion duly made, seconded, and unanimously carried, it was adjourned at 10:26 am.

August 14, 2022  
Date of Approval

  
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Leslie Peterson, Secretary