

**OX BOTTOM MANOR COMMUNITY ASSOCIATION, INC.**  
**MINUTES OF THE BOARD OF DIRECTORS MEETING**  
**October 14, 2008**

Meeting held at the SummerBrooke Clubhouse, 7505 Preservation Road. President, Robert Hicks called the meeting to order at 6:30 p.m.

Board members present: Robert Hicks, Steve Spook, Mark Ervin, Frank McClean & Sharon Elsberry.

Approval of the minutes from the July 14, 2008 Board Meeting:

Motion to approve: Frank

Second: Steve

Vote: All in favor

Financial Report: Sept. 2008

Total Assets: \$23,052.61

Delinquent Dues: \$8,696.83 (13 properties) All liened

Motion to accept the financial report: Frank

Second: Mark

Vote: All in favor

ACC Report: Mark Ervin

Mark submitted a request for variance for a storage shed on Pickney Hill. The board denied the owner's request for a variance since it does not meet with the covenant requirements.

Richard Sneed, owner of lot C 7 in Deerwood section, requested a setback variance of 15 feet. He stated that the foundation was poured in error and does not meet the front setback requirement. The board will meet at the site after the meeting and review the request.

Legal Update:

Strickland Mutual Release signed and finalized.

John Gaines will mow the front yard of the property on Ox Bottom Manor Drive that is under foreclosure and trim the hedges.

Bank Authorization Forms:

For new Capital City Bank account signed by all board members.

Other Business

OXBM Drive Tree Removal:

Robert obtained 4 quotes for tree removal in the medians. Cricket's Tree Service submitted the lowest bid at \$800.00.

Motion to approve Cricket's proposal: Frank  
Second: Mark  
Vote: All in favor

Sinkholes:

Robert reported that the owner on Thornberg has already spent \$50,000.00 to fill the sinkhole on their property. They are still waiting on the insurance investigation.

CPA Office merger:

Mark Jones' firm has merged with Carr, Riggs & Ingram and moved into the office on Mahan.

Legal Representation:

The board is satisfied with the current arrangement with Chris Lyons of Lewis, Longman & Walker and will give Chris deadlines on future issues.

Bills to Approve:

All bills submitted approved.

Meeting adjourned at 7:22 p.m.