

**OX BOTTOM MANOR COMMUNITY ASSOCIATION, INC.**  
**MINUTES OF THE BOARD OF DIRECTORS MEETING**  
**August 16, 2007**

Meeting held at the association office, 7113 Beech Ridge Trail. President, Robert Hicks called the meeting to order at 6:30 p.m.

Board members present: Robert Hicks, Bryan Seaquist, Steve Spook and Frank McClean representing a quorum.

Approval of the minutes from the January 9, 2007 Board Meeting & February 13, 2007 Annual Meeting:

Motion to approve: Frank

Second: Steve

Vote: All in favor

Financial Report: July 2007

Motion to accept: Bryan

Second: Frank

Vote: All in favor

Delinquent Dues: \$7,948.40 (12 properties)

Approval of the 2007 Budget:

Motion to approve: Frank

Second: Steve

Vote: All in favor

Mailbox Project Options: The board discussed the options of completing the installation of the neighborhood mailboxes to include waiting for the collection of next year's dues or obtaining a short term loan to fund the rest of the project.

Motion by Bryan: Obtain a line of credit from the bank to be drawn as funds are needed.

Second: Frank

Vote: All in favor

Marie will contact Sharon to initiate the line of credit process.

ACC Report: Bryan Seaquist

Mark Ervin produced an updated spread sheet of violations and notices were mailed.

Mr. & Mrs. Tatilian submitted a request for a variance of an 8 foot fence to screen their recreational vehicle. The board and ACC members voted unanimously to deny the request.

Other Business:

Grounds maintenance contract will expire on October 31, 2007. Gaines needs to clean up the entrance islands.

The old lighting at the main entrance needs to be replaced. Additional lighting may be installed along the Spanish Moss right of way.

All bills submitted were approved.

Meeting adjourned at 7:25 p.m.

Minutes are subject to board approval.