

**I'On
Board of Directors Meeting
January 27, 2005**

Members Present	LeGrand Elebash, Carol Ann McLester, Alan Comen, Susan Larsen, Everett Wilcox
Absent	Jody McKnight, John White
Guests	Vince Graham
AMCS	Cheryl L. Wilson and Helen L. Postell Hutson

LeGrand Elebash called the meeting to order.

LeGrand Elebash advised that Jody McKnight will be unable to serve on the Board of Directors. AMCS advised the Board of Directors that they can appoint someone to the open position per their governing documents. It was agreed that the Board of Directors would forward all resumes of people they would like appointed to the Board of Directors to AMCS by Friday, February 4, 2005.

Everett Wilcox made a motion to appoint Dave Rosengren to the appointed seat. If he is unwilling to accept then resumes would be accepted. Seconded by Carol Ann McLester. All in favor. Motion passed.

Election of Officers & Committee Members

LeGrand Elebash was unanimously voted as President of the Board of Directors. Everett Wilcox advised that he is in agreement that the developer representative should serve as President for one more year. Carol Ann McLester made a motion to elect LeGrand Elebash as President. Everett Wilcox seconded the motion. All in favor. Motion passed.

Susan Larsen made a motion to elect Everett Wilcox as Vice President. LeGrand Elebash seconded the motion. All in favor. Motion passed.

LeGrand Elebash made a motion to elect Carol Ann McLester as Secretary / Treasurer. Susan Larsen seconded the motion. All in favor. Motion passed.

The Board of Directors liaisons for 2005 will be as follows:

Communications Committee Chair – Susan Larsen

Landscaping Committee Chair – Alan Comen

Finance Committee Liaison – Carol Ann McLester

Carol Ann McLester will speak to Ed Clem regarding becoming chairperson of the Finance Committee.

Governance Committee Chair - Everett Wilcox

Ad/Hoc Committee Chair – John White

Everett Wilcox made a motion to make the Traffic Committee a standing committee rather than Ad/Hoc Committee. LeGrand Elebash seconded the motion. All in favor. Motion passed.

Carol Ann McLester made a motion to nominate LeGrand Elebash as chair to the Traffic Committee. Susan Larsen seconded the motion. All in favor. Motion passed.

Minutes

Carol Ann McLester made a motion to accept the minutes from the November 11, 2004 Board of Directors meeting. Alan Comen seconded the motion. All in favor. Motion passed.

Manager's Report

AMCS presented the two bids for the landscaping upgrades. One was for the east side of Eastlake for \$13,690.00 and the other was for the boathouse area at \$2,575.00. LeGrand Elebash made a motion to approve both proposals. Carol Ann McLester seconded the motion. All in favor. Motion passed.

AMCS advised the Board of Directors that Lawn-O-Green was continuing the work on repairing the street trees as per Joe Halford's report of September 17, 2004. This work is to include pruning and regrading of the mulch tree rings around each street tree.

AMCS advised that Lawn-O-Green had already applied "Top Choice" ant control and the pre-emergent to all the common areas throughout the community.

AMCS advised the Board of Directors that the removal and relocation of 19 street lights by SCE&G had started earlier this week and that neither the I'On Company or AMCS were notified that this work would be started. The Board of Directors decided to have the Infrastructure Committee review the street light removal project regarding dark areas that may be in the community due to this removal and relocation project.

AMCS advised the Board of Directors that the Finance Committee and previous Board of Directors requested that AMCS send a \$1,000 invoice to the Commercial Square in I'On for reimbursement on yearly maintenance of the entrance on North Shelmore Blvd. AMCS advised that CCMC, the property manager emailed AMCS and asked what the invoice was for and that it was the understanding of Chris Anderson, with the Commercial Square, that this amount was paid previously but only as a one time gift. LeGrand Elebash volunteered to speak to Chris Anderson regarding the matter of the \$1,000 invoice.

AMCS advised that they were working with the Infrastructure Committee regarding repairs to the stucco on all three canals. AMCS advised that the original bid of \$2,680.00 will not cover all repairs recently discovered by the Committee. AMCS is currently waiting on a bid that is all inclusive of the repairs that need to be completed. AMCS will forward the invoice to the Board of Directors upon receipt.

AMCS advised the Board of Directors that a letter has come from the attorney representing 109 Ponsbury Road. The Board of Directors briefly discussed the landscaping concerns of this address. Everett Wilcox suggested that the Landscape Committee review the landscaping and look into removing the current landscape that is in place at the curb and have the Assembly reinstall and maintain landscape. Alan Comen will review the property and report back to the Board of Directors. LeGrand Elebash agreed to call the attorney representing the homeowners of

109 Ponsbury Road. The Board of Directors are in complete agreement that if the landscaping is kept up to par then the fines should be lowered but not dismissed totally. LeGrand Elebash is to report the Board of Directors decision to the attorney.

AMCS reviewed the current outstanding Covenants and Restriction violations with the Board of Directors. Everett Wilcox would like to look into banning basketball goals from the community.

Meeting Adjourned.