**Hickory Hammock at Johns Lake**

**Manager’s Report**

**08/20/17**

**Maintenance:**

* flora lawn is reviewing at 16189 median at Johns Lake Overlook for excessive weeping for irrigation
* Flora lawn to submit proposal for strap removal tighten and/or straighten in community ($660)
* Flora lawn to give proposal for sable palm at pool ($300)
* Pool paver repair bids; asphalt365 - $1250, has been authorized , tentative date – week of 08/28/17
* Bamboo schedule (DC discussing $12,656.25 proposal with CalAtl)

**Legal:**

* Proxy was created for membership vote on allowing golf carts and fencing styles for necessary document changes. (need a date)
* Requested engagement letters and representative letter from Arrington

**Meeting:**

* Turnover election meeting 09/28/17 (?) Stoneybrook West Clubhouse scheduled (on hold)

**Diana**

* Letter from Duke in regards to street light install; $12,494.27 - . **DO NOT PAY ANYTHING**- Trammel Webb already billed the builders and will send Duke payment since we may have to transition the community before the work is completed, but the contracts are in HOA name since HOA owns the roads. (DC)

**Violations / Homeowner Concerns:**

* Quote requested for replacement of pool chairs and umbrellas at the pool that are damaged.

(on hold till turnover)

**Swales Failures on Johns Lake:**

* Universal’s recommendations for dock installations to be included with ARB requests
* Can developer’s review ARB applications/approvals? Yes