

Deer Ridge at Paradise Cove HOA, Inc.

P.O. Box 902

Murphy, North Carolina 28906

Monthly Board Meeting

May 13, 2025

BOARD MEMBERS PRESENT:

President – Matt Brickman, Vice President - Dave Quinto, Treasurer – Tami Louis , Secretary – Steve Buchanan, Director - Kim Clark

DECLARATION OF A QUORUM / CALL TO ORDER:

Meeting was called to order at approximately 4:00 pm and a quorum was declared with board members present.

APPROVAL / CORRECTIONS OF PAST MINUTES:

Meeting minutes from the previous meeting were reviewed and approved by the Board.

TREASURER REPORT:

The HOA currently has \$41,420.91 in the general checking account, \$3,746.79 in a Certificate of Deposit dedicated for road repairs, and \$2,093.88 in a Certificate of Deposit dedicated for the entrance gate.

OLD BUSINESS:

Potholes-Road Surface Condition: The HOA Board met with a road contractor regarding the current conditions of our community roads. An inspection, evaluation, and recommendation was provided by the company. The provided estimate is a two phase proposal - the first phase is repairing the current storm water egress issues. The second phase is the actual repair of the road surface. The HOA is evaluating the bid in terms of finances to ensure funding is in place for the project. Tami Louis has been instrumental in this endeavor.

New Well: The new well is progressing as planned. Electricity is at the new well and Wilson Well is scheduling the rerouting of water lines to the affected residences. David Quinto has been instrumental in this endeavor.

Well Water Testing: Community water testing continues to have great results. If the well testing results continue to be favorable, we will be able to minimize the frequency of some of the testing required by the State of North Carolina.

Annual Fee Payments: The HOA attorney has been contacted and the severely past due account(s) are turned over to them for legal action.

Speeding-Speed Bumps: The HOA board unanimously voted to discontinue usage of speed bumps in the community. The current speed bumps will be removed. Road surface speed control options will be addressed when the new road surface(s) are being installed.

NEW BUSINESS:

New Road Surface and Culvert Replacement: Tom's Asphalt Maintenance, Inc. See the related old business above.

The next Monthly Board Meeting is scheduled for June, 18, 2025. The meeting will be held via ZOOM. HOA property owners will be notified via email and the board meeting information and ZOOM link will be posted on our community website.

The meeting was adjourned at approximately 5:12 pm.