

Rose Dhu Creek Plantation POA
Board Meeting and Officer Elections Minutes
June 19th, 6:00 PM 2025
The Gathering Place and Remote

June Minutes

Attendance & Minutes Approval

All board members were present (some in person, some online). Last month's minutes were approved unanimously.

Financial Report (May)

- Operating account: \$65,981
- Certificates of deposit: \$8,031
- 2025 dues billed: \$236,500; monthly recognition \$19,708
- 24 owners with balances; 11 on 2-payment plan (due 6/30/25); 9 delinquent
- \$6,600 collected in early June

Sparklight Contract

- Concern about signage will be addressed with Grace.
- Rollout expected ~8 weeks after contract signing (September target).
- Contract approved unanimously.
- Participation voluntary; guarantees 3-year protected pricing.

Social Committee

- Past Event: Cinco de Derby party successful (51 attendees, \$3,428 cost).
- Upcoming:
 - July 4 BBQ/Pool Party (budget ≤ \$500).
 - Christmas Party on Dec 13, deposit paid, menu tasting scheduled.
- Remaining budget: \$11,571.
- Recognition given for managing social media.

Maintenance

- Sewer filters and sump pump switch replaced.
- Blocked 12-inch drainage pipe discovered near Al Wynn's property; to be cleared.
- Hurricane readiness measures underway.

Beautification / Irrigation

- Irrigation heads being installed around Miller's Pond.
- Kentucky fescue to be seeded after grading.

ARB / Construction Updates

- Davis house framing started; Papka house pouring concrete soon.
- One new plan submitted (Rose Dhu Creek Blvd. lot); another expected soon.
- Four lots will remain after approvals.
- Old Miller Road gate left open temporarily for contractor access.

Real Estate Updates

Some local homes under contract or newly listed

Closing

No meeting next month (board break). Motion to adjourn carried.

Action Items

1. Financial: Track payments after June 30; continue applying finance charges.
2. Spark light Contract: Address signage with Grace, finalize signing, share rollout info.
3. Social Committee: Post July 4 announcements; organize Christmas menu tasting.
4. Maintenance: Clear blocked drainage pipe; monitor sump pump and sewer filters.
5. Beautification: Install irrigation heads at Miller's Pond; seed with fescue.
6. ARB/Construction: Monitor compliance and protect roads; keep Old Miller Road gate open temporarily.