

Summerland HOA Board

June 16, 2026 / 5:30 pm / Sierra Burrows' house

Attendees

Sierra Burrows, Rebecca Rodgers, Sadie Hallman, Stephen Goodrich

1. DR Horton Update

- Spoke with Brandy from DR Horton HOA
 - DR Horton is planning to start building in September.
 - Financial information for shared common areas is still being compiled and sent.
 - DR Horton's board will review and determine whether shared costs are an option.
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2. Pool Update

- Due to problems encountered at the pool within the first few days of opening for the season, an email was sent out to the community in regards to a new pool code needing to be administered.
 - The majority of residents have responded and have received a new code.
 - Due to security concerns, and after discussions with the BLPD, two cameras were purchased.
 - They have since been installed and are operational. A subscription for data storage for six months has been purchased. The cameras with video footage will also give a discount for insurance.
 - When renewing our insurance with Auto Owners, Steve noticed a rate increase. He sent pictures of the cabana area to the agent to send to underwriting hopefully resulting in lowering the repair coverage to readjust our rate back down.
 - The new pump is running smoothly.
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3. Landscaping Update

- Discussed kudzu control concerns.

- Sierra spoke with and Sadie is meeting with Wesley from Palmetto Earthscapes to:
 - Review common areas that landscaping contract covers
 - Ensure shrubs/bushes are being trimmed as needed. .
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4. Lights Update

- Steve is going to be sending an email to Jay Hendrix to request maintenance reports from the past 5 years.
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5. New Neighbor Welcome Packets

- Sierra & Rebecca are going to be assembling and passing out welcome packets to new neighbors this coming weekend. Packets will be similar to packets given out in past years. The will include a copy of the Summerland covenants and bylaws, town festivals and events page, FAQs, a copy of the pool rules/regulations, local business flyers.
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6. Financials

- Only one homeowner still owes past dues. A certified letter will be mailed to them.
 - The 2026 HOA Expense Report was reviewed and will continue to be updated as June's bills are paid. Anyone who wishes to get a copy may request one by emailing the HOA. A copy will also be distributed at our annual HOA meeting in October as well.
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7. Neighbor Concerns

- Thank you to all who have contributed to help take care of the neighborhood. Several members have stepped up and helped other neighbors, pulled weeds, cut bushes/limbs, painted benches, etc.

- Neighbor Concerns:
 1. Parking on the street
 2. Trash Bin placement
 3. Kudzu
 4. Sidewalk on Town Pond bulking
 - An email will be composed and sent to residents regarding the above concerns.
 - Individual residents who are in violation of the covenants have been/are being reached out to individually.
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Adjournment

- Meeting adjourned
- Next meeting date - TBD