

Minutes
Clemson Downs Property Owners Association
Board of Directors Meeting
November 11, 2014

Call to Order

President Ed Vaughn called the meeting to order at 2:02 p.m.

Members Present:

Charlie Bussey Linda Cocke, Ann Fuhr, Ann Gilreath, Kitty Neckerman, Ed Vaughn, Woodie Williams

Other POA Members in Attendance:

Fritz Briggs, Bob Cooksey, Della Cooksey Joe Dickerson, John Gilreath, Harry Sutton

Approval of Minutes

Motion to approve minutes from October Board Meeting was made by Ann Gilreath and seconded by Kitty Neckerman. Motion passed.

Treasurer's Report – Ann Gilreath

- \$11,357.14 cash on hand.
- \$6,604.24 of this amount is in the Contingency Fund & the Reserve Fund
- Motion made by Kitty Neckerman and seconded by Woodies Williams to approve. Motion passed.

Committee Reports

A. ARC – John Gilreath reporting for Bob Cooksey

- Woodie & Winnie Williams – 35 Hickory Way – request to add gutter guard to house. Committee recommended. Board approved.
- Nancy Alley – 1013 Keystone Lane – request to get new mailbox post. Committee recommended. Board approved.
- John & Sylvia Peters – 1024 Keystone Lane – request to concrete pad under deck in back. Committee recommended. Board approved.
- Betty Watkins – 403 Bayberry Lane – request to paint carport. Committee recommended. Board approved.
- Alden Valentine – 328 Kendra Place – request to paint exterior. Committee recommended. Board approved.
- Corrine Grizzard – 401 Bayberry Lane – request to paint exterior of house and replace asphalt drive with concrete. Committee recommended. Board approved.

B. Landscaping Committee – Joe Dickerson

- Sidewalk has been put in from Birch Place to Picnic Park.
- Sign regarding use of Picnic Park has been posted.
- Trying to get bids to paint the lower part of gazebo. One bid so far. Clear stain is what will be applied.

C. Welcoming Committee – Ann Fuhr reporting for Sylvia Peters

- Karen McAlister has moved into 1023 Keystone Lane which was her parents' home.
 - Eileen Rizo-Patron has purchased 44 Hickory Way.
 - Chuck Cruickshank has purchased 1 Birch Place.
 - Wayne and Betty Davis are in the process of buying 300 Downs Blvd.
 - Frank and Joyce Hartsell have moved into 40 Hickory Way.
 - Walt and Edie Castro are moving into 102 Downs Blvd. in November.
 - Sympathy note sent to Mary Ann McKenzie on the death of her mother.
- D. Social Committee – Ann Fuhr
- Next Gazebo Party is scheduled for December 5th.
 - Downstairs at the Corley Center is having coffee and tea all day.
 - The POA has been offered the use of the Coffee Shop on the 1st Friday if weather does not permit us to use the Gazebo.
 - Christmas Social and Dinner will be Thursday, December 11th.
 - The program for the breakfast this Saturday, November 15th will be by Joe Cocke.
 - December breakfast will be “Joys of Living Here at CD” by Jackie Cleveland and Ruthie Millar. Activities offered by CARC that POA residents can participate in.
 - One person wants to purchase a brick.
- E. Communications – Kitty Neckerman
- Communicator will be published 4 times a year.
 - Needs info by 15th of the month that it will be published.
 - Some of the items to be included in the Communicator will be:
 - Reminders
 - Events
 - Names of new owners
 - Notes of sympathy – if applicable
 - Special recognitions.
 - Other items as needed.
- F. Television/Website – Harry Sutton
- Has met with the folks at NCTV.
 - They want us to sign a contract.
 - Rate should not change for the coming year.
 - Walt Castro will take over the website in January.

Old Business

- None.

New Business

- Parking Issues.
 - Pick-up trucks – there have been several issues.
 - Walt Castro requested 6 weeks to park his truck on his driveway while they move in and have boxes in the garage. Motion to allow was made by Charlie Bussey and seconded by Woodie Williams. Motion passed.
 - Try to avoid parking on grass. Might want to consider putting in a concrete pad if more space is needed.
- Proposed Budget for 2015.

- Several items have been lumped together under “Community Promo & Communication
- Operation Expenses - Administration total \$6,675.
- Operation Expenses – Property total \$20,150.
- Total Operating Expenses - \$26,825.
- Contingency (10% of 2015 Total Operating Expenses) - \$2,683
- Total Operating Fund - \$29,508.
- Reserve Fund - \$1,747.
- Total Expenses - \$31,255.
- Some feel the Reserve Fund is too low.
- Do we need to have Long Range Planning Committee come up with a priority list? We could have some issues in a couple of years if we have not built up our Reserve Fund.
- Motion made by Woodie Williams to accept proposed budget. Charlie Bussey seconded the motion. Motion passed unanimously.
- Will have specifics of budget on back of “2015 Proposed Budget”.
- Nominating Committee will be Sylvia Peters, Marge Olthoff, Harry Sutton and Ann Gilreath.

Adjournment

Meeting adjourned at 3:50 p.m.

Respectfully submitted,

Linda Cocke
Secretary