

**CDPOA BOARD MINUTES**  
**October 16, 2018**

Present: Holley Ulbrich, John Gilreath, Sandia Rosche, Linda Cocke, Anne Snider

Committee Chairs Present: Ann Fuhr, Sue Reneke, Harry Sutton

Guests: Eric Snider, Susan Robinette, Fritz Briggs, Nancy Bennett, Wendy Longo

Holley called the meeting to order at 2:00 p.m.

Minutes – Motion made by Sandi to accept minutes. Linda seconded. Board approved.

Treasurer's report.

- A copy of report handed out.
- Everything looking good.
- \$2,275 has been raised for the Gazebo project.

President's Report – Holley

- John Syme has resigned from the Board with one year and 3 months left. The Board would like to invite John Gilreath to fill the remainder of this year. Motion made by Sandi and seconded by Anne. Motion passed.
- John Gilreath has resigned from ARC.
- The Board will be going from 5 members to 7 members. This is a Board decision, not a nominating committee decision, according to the bylaws.
- Changes to Bylaws – Sentence has been added to the proposal. They will be put on the website and in the Communicator.
- Gazebo donations have been received from 17 and total \$2,275. The "potty" has been purchased.
- Wendy Longo is the CARC representative to the POA Board meetings.
  - Sidewalk project has been tabled.
  - The area is city property and the city has been asked about putting in a sidewalk.
  - It has been requested that the speed limit be lowered to 20.

Committee Reports

A. The Architectural Review Committee – report given by Linda Cocke

- Fran Moseley – 622 Downs Loop – request to garage door brown to match shutters.
- Donald & Dianna Manly – 1008 Keystone Lane – request to paint new deck Tavern Taupe
- Mary Brown – 6 Birch Place – request to repaint house same color
- Committee recommended all. Board approved.

B. Communication & Welcoming – Anne Snider, Chair

Sylvia Peters has visited the following new residents:

- Larry & Wanda Glenn – 1009 Keystone Lane – renting
- Mary Brown – 6 Birch Place
- Jim Roberts – 42 Hickory Way - renting
- Sympathy card has been sent to the family of Allen Wood.
- Website statistics from middle of September to middle of October
  - Sessions – 234
  - Visitors – 175
  - Page views – 593
  - Average time on site – 1 minute, 57 seconds
  - Pages per session – 3
  - % of new sessions – 65%
  - Top pages
    - Clemson Downs Property Owners Association
    - CDPOA Directory
    - Homes for sale
    - (not set)
    - Bulletin Board
  - Password for the CDPOA Directory was resetting to Anne’s but that has been corrected.
- Communicator will go out the last week of October. It will now be printed every two months.
  - Some items that will be included in this issue will be the Bistro menu and the Holiday Party.
  - Please let Anne know if you know of anything else that needs to be included in the Communicator.

C. Property/Landscaping Committee –Ann Fuhr, Chair

- CARC is responsible for the two “doggy doo bag” stations and signs
- People are excited about having a potty near the gazebo. Hope to have it fully functional sometime in December.
- The issue of electricity at the gazebo will not be addressed this year. Maybe next year.
- The fence along Woodland Way needs to be painted and the posts need to be set in concrete. Will be done in the next year or two.
- Before more street lights are installed, the bulbs in the existing lights will be replaced with LED bulbs to see if that makes a difference.
- Landscaping contract being written up. Two companies want to explore the property.

D. Social Committee – Sue Reneke, Co-Chair

- Disappointed in the number that have been attending the breakfasts. More have complained about the cost than anything else.
- Programs for next two months:
  - October – Tim Bourret
  - November – Crossie Cox
- Winter Social – December 4th

- E. Television Committee – Harry Sutton, Chair
  - Issues on Keystone Lane have been fixed.
  - We are “safe” with 90 subscribers.
  - Have a surplus for a month and half.
  - Rate should remain \$32/month for next year.
  - Now able to prorate TV at house closing.
  
- F. Rental Properties – Sandi Rosche, Chair
  - Two of the rental units that were vacant are now occupied.

#### Old Business

- Nominating Committee
  - Submitted 5 names
  - Three were nominated by other people.
  - All will be listed on the proxy.
  - Can vote for up to 6 candidates.
  - This is the first recent year that we have had several members that wanted to be added to the ballot.
- Gazebo – covered above
- ARC Color Guidelines
  - Will put information out to membership. Board will vote in November.
  - Currently have 2 proposals.
  - Not all companies use LRV
  - Anne Snider and Susan Robinette will meet to come up with one proposal.
  - Trim, shutters and doors need to be in the ARC Guidelines.
  - Distinction needs to be made between siding and trim.
  - Gutters have been considered trim.

#### New Business

- Projected Budget for 2019
  - Dues will increase by \$20.
  - Social budget will increase to \$800. Other areas will be increased.
  - Suggestion made to change Annual Meeting from December 11<sup>th</sup> to December 4<sup>th</sup>. Linda will check on room availability.
  - Will invite members to make donations for dining staff.

Meeting adjourned at 3:00 p.m.

Respectfully submitted,  
Linda Cocke