

Minutes
Clemson Downs Property Owners Association
Board of Directors Meeting
November 10, 2015

Call to Order

Harold Olson, called the meeting to order at 2:05 p.m.

Members Present:

Linda Cocke, Ann Fuhr, John Gilreath, Kitty Neckerman, Harold Olson,
Holley Ulbrich

Other POA Members in Attendance:

Joe Dickerson, Harry Sutton

Recognition of Guests – Fritz Briggs, Dave Moorhead

Approval of Minutes

Minutes from October Board Meeting were approved.

Treasurer's Report – Holley Ulbrich

Holley announced a new procedure. For anything other than mowing, she is sending the Landscaping bill to Joe to review before paying.

Committee Reports

A. ARC – John Gilreath

- Felix & Jayne Toney – 338 Summer Walk – request to replace existing gutters and leaf guard gutters – will match house color. Committee recommended. Board approved.

B. Landscaping – Joe Dickerson

- Sidewalk between 308 and 310 Downs Blvd. has been repaired.
- Dead tree near Gazebo has been removed. This leaves an open space and the committee is considering what to plant.
- Triangle area near Little Lane. Lost several plants and these have been replaced. The water got turned off.
- Has gotten a quote of \$1220 for gutters and down spouts for the Gazebo. This will solve most of the problems of water coming in.
- Trees have still not been cut down near Berkeley Court.
- Stumps on Woodland Walk have been removed.

C. Social – Ann Fuhr

- Next breakfast will be November 21st.
- Christmas Social will be Tuesday, December 8th.

D. Welcoming – Ann Fuhr

- No new residents since last report.

E. Website – Linda for Walt Castro

- Restrictive Covenants are now on the website.
- October Communicator is now available on the website.
- CDPOA.org is still in limbo because of GoDaddys foot dragging.

- Some confusion exists about getting on our website. Need to use CDPOA.com to access the website.
- Need feedback about likes and dislikes.
- Don't forget to send him information and pictures if you have a house for sale.
- Comments from Board members:
 - Suggestion made to use only CDPOA.com
 - Covenants and Architectural Guidelines are still not downloadable.
 - Architectural Guidelines was changed to Architectural Review Guidelines.
 - Mailbox drawing is in with Guidelines which changed the numbering sequence.
 - Mailbox drawing was intended to be separate page and downloadable.
- F. Communications – Kitty Neckerman
 - Next Communicator will go out the end of January.
 - Needs information by 1/15.
 - Include items for February, March and April.
 - Information for 2016 Telephone Book will be needed by January 10th.
- G. Television – Harry Sutton
 - Fire storms on Keystone and Kendra.
 - Waiting on permission from City.

Old Business

- A. Dumpster Location.
 - Dr. LeHeup does not intend to move it.
 - Perhaps some type of camoflogue could be added around the dumpster.
 - Wonder if the dumpster could be moved to where the long trailers were located.
- B. Road Noise.
 - Dr. LeHeup believes this will slow down once construction is completed.
- C. Rental Guidelines
 - Holley Ulbrich, Ann Fuhr, Fritz Briggs and Marion Sieffert met.
 - Corrections needed in order to clarify.
 - Recommend changes to make the area primarily owner occupied.
 - Holley made motion. Ann seconded. Motion passed.
 - To be presented to the membership for the Annual Meeting.
- D. Annual Meeting Preparation
 - Will meet either the 20th or 23rd depending when copying is completed.
- E. Proposed Budget
 - Holley went over the proposed budget for 2016.
 - No increase in fees.
 - Holley moved that we recommend the budget to the membership.

New Business

- Propose a meeting in January of the Board and others, if interested, to review Covenants and Bylaws.

- Need to develop a schedule for items that the Board needs to do and when.

Motion made by Ann to adjourn. Holley seconded.

Meeting adjourned at 3:28 p.m.

Respectfully submitted,

Linda Cocke