

**Deerlake Village Community Association
Board of Directors
Third Quarterly Meeting
September 29, 2011**

AGENDA

- I) Welcome – Call to Order – Kris Fulmer
 - A) Recognize New Residents
 - B) Thank You to All Committee Chairs and Members
- II) Approval of Notes of 9/26/11 Work Session
- III) Treasurer’s Report – Bernie Grabowski
- IV) Committee Reports
 - A) Architectural Review – Bob Cole
 - B) Clubhouse– Maggie DiRocco
 - C) Community Relations – Ed Becker
 - D) Conservation Easement – Don Herman
 - E) Emergency Preparedness – Joyce Montgomery
 - F) Finance – Bernie Grabowski
 - H) Lake Management – Tim Robinson
 - I) Landscape Review – Carol Roth
 - J) Library Director – Barbara Meyer
 - K) Maintenance – Rich Spellman
 - L) Membership Directory – Ruth Behrens
 - M) Newsletter – Lil Clark
 - N) Outdoor Activities – inactive
 - O) Pool – Pam Fuhrer
 - P) Sunshine/Good Neighbor – Ann Younkens
 - Q) Welcome – John and Betty Davis
 - R) White Squirrel Lane – Marcia Schneider
 - S) *ad hoc* Picnic Shelter/Pavilion – Ed Becker
- V) Unfinished Business
 - A) Nominating Committee Report – Marilyn
- VI) New Business
- VII) Adjournment
- VIII) Open Discussion with the Community

ANNUAL MEETING

Thursday, DECEMBER 8, 2011, 3:30 p.m., Transylvania Co. Library

TREASURER'S REPORT

Bernie Grabowski

DVCA's financial health continues to be in good shape; we are spending at a similar rate to last year.

DEERLAKE VILLAGE COMMUNITY ASSOCIATION THIRD QUARTER COMMITTEE REPORTS September 29, 2011

ARCHITECTURAL REVIEW

Bob Cole, Chair

Members: Bill Harper, Bob Kellar, Russell Newton, Jr. , Harold Voris

Modification projects in progress:

- Add to downspout system
- Re-shingle 2 houses
- Paint front door
- Repair deck
- Screen existing deck
- Add a deck

Projects completed:

- Resurfaced a porch with stone
- Surfaced a concrete patio with brick pavers, adding rail and steps down slope
- Painted front column and trim, replacing rotted wood.

New homes in progress for:

- Fred and Carlene Ragan on lot 16 Creekside.
- Phil & Nancy Davis on lot 15 Creekside.

CLUBHOUSE COMMITTEE

Maggie DiRocco, Chair

Members: Phyllis Blackard, Sally Gould, Maree Rankin, Katinka Haines, Ginny Rush

- 4 private parties
- Renewed cleaning contract with Janice Cox
- Christmas Party — December 17th, 2011
- Worked on budget request for 2012
- TGIF still well-attended each month

COMMUNITY RELATIONS

Ed Becker, Chair

Member: Roberta Price

- Poorly maintained landscape of vacant property. Sent letter to property owner.
- Poorly maintained landscape of property. Notified property owner. Resolved.
- Property had pruned limbs on it. Called owner, City pick-up was arranged.
- Issue with trimming of bushes along Meadows pathway. Was discussed with property owners and resolved.
- Poorly maintained landscape of rental property. Renters on extended vacation. Sent letter to property owner (overseas).
- Owner of property cited in first bullet called reporting that maintenance service was now in effect.
- Rental home in Meadows putting out garbage cans on Sunday and removing same a few days later. Notified property owner. Resolved.

- Property owner placing garbage out early and placing garbage at clubhouse site for pickup. Property owner notified. DVCA Board President arranged for cart to put out garbage.
- Barking dogs in Mountain homes when property owners away and windows open. Notified property owners.
- Renters have cat that is allowed to roam community unleashed and unattended. Property owner notified.

CONSERVATION EASEMENT

Don Herman, Chair

Members: Bob Rodes, Gary Satkamp, Harold Voris, Ted Heimerdinger

The committee has performed light maintenance work this quarter, primarily removing small limbs that have fallen over the trails. Also, we purchased a new bench for placement along the white trail.

EMERGENCY PREPAREDNESS

Joyce Montgomery and Ray Vingle, Chairs

Emergency contact lists are continually updated.

FINANCE

Bernie Grabowski, Chair

Members: Don Herman, Larry Goodhue, Dorothy Chapman, Millard Younkens

The Committee has met to review the proposed budget for 2012 and it appears that we may be able to keep the assessment at \$400. However, due to lower interest rates, we are not earning as much on our investments as we did in the past and future assessments may need to increase. The Committee has made some recommendations on the proposed budget which will be forwarded to the Board for adoption.

LAKE MANAGEMENT

Tim Robinson, Chair

Members: Joe Smith, Bob Rankin, Betsy Craig, Bill Lovejoy, Louis Steflik, Lee Rush, Andy Uhr

Activities/projects this quarter:

- Welcomed Andy Uhr as a new member of the committee.
- The engineering plan for repair of dam erosion was approved by NC and a permit issued.
- Andy Uhr and Louis Steflik took the lead in eliminating two beaver that had infiltrated the lake. (Beaver jeopardize our foliage and burrow into the banks.) The cost was \$300.
- The boat rack damaged by a falling oak tree was repaired by members of the committee.
- The clubhouse dock was repaired at a cost of \$600. Our warranty claim against the manufacturer of the dock boards was successful, resulting in a refund to the Deerlake Association for the cost of the materials.

LANDSCAPE REVIEW

Carol Roth, Q3 Chair

Members: Renee Baker, Betsy Robinson, Jim Deacon, Margo Williamson, Mary Beth Lampert

- After serving 3 years on the LRC, Renee and Jim will be retiring from this committee. We will miss them as they join other committees. We would like to have two new members for LRC.
- In the 3rd quarter we visited 24 homes, bringing the total visits for the year to 55.
- The Pool Committee requested a tree be planted to add shade to the pool deck. Due to the sun angle we determined a new tree would not provide the required shade. In another 5 years or so the existing trees will start to provide some shade. Meanwhile, we recommended the purchase of additional umbrellas or other devices to provide the desired shade.

LIBRARY

Barbara Meyer, Chair

Members: Mary Liz Bailey, Anita Dorfman, Kathryn Newkirk, Helen Voris

Our library has been a great joy to many residents and everyone has taken care of our books and magazines by putting returned copies in the baskets at each bookshelf. We take both hard and soft covered books that are published from 2005 to present. The magazines are kept for three months and then recycled.

Our committee has just reviewed the books and have donated older and duplicate books to the Transylvania County Library for their book sale in October. We will be deciding on the acceptable published dates of books and if there is a change due to space needs, you will be notified in the *Deerlake Diary*.

As always, if you have any suggestions and have specific books that are classics and should be kept, let us know.

MAINTENANCE

Rich Spellman, Chair

Members: Don Herman, , Clarence Miller, Joe Smith, Lee Rush, Duke Sward, Earl Stifflear, Chris Williamson, Ken Kolb, Patrick Crosby

- Ken Kolb reported that he has worked with the local police to rectify a situation that involves the placement of a new Neighborhood Watch sign that replaced one that apparently fell off a post during a wind storm.
- The Committee is now responsible for the maintenance of the facilities located in the Picnic Grove.
- Maintenance of the four drainage ditches in the Meadows area was done by SPLS. A product called AQUAMASTER to control weeds in the ditches is going to be tested. It may prove a viable alternative to repeat cleaning of the ditches. It is EPA approved and considered essentially nontoxic.
- The committee walked to the Picnic Grove area after the meeting and reviewed a concern of a Board member having to do with the storage box located in that area and the complaint that it had ants inside. It turns out that the box is already off of the ground on patio type blocks and wooden spaces. It was decided that ant killer could be spread around the base if the problem continues.
- Lee Rush repaired a set of clubhouse doors in the meeting room that exits to the outdoor deck area.

MEMBERSHIP DIRECTORY

Ruth Behrens, Editor — No report.

NEWSLETTER

Lil Clark, Editor — No report.

POOL

Pam Fuhrer, Chair

Members: Duke Sward, Jim Deacon, Barb Gibson, Lee Bray, Harold Voris

The pool closed on September 20th after a wonderful hot summer season. No safety issues were reported. Water aerobics was again a success this year, enjoyed by many, and lead by Anne Misek, who has since moved, then Lynne Hastie with Margo Williamson as back-up. Thank you ladies for giving of your time to lead this popular activity. The new pool interior looked great all summer as it should. Paradise Pools will be fixing some grout lines in the tile, and repairing a deep crack along half of the pool deck before the pool cover is installed for the winter. Our pool operator Dick Ritch again kept the pool in excellent shape for us this summer. Thanks to all the committee members for their help opening and closing the pool, for monitoring the pool gates at night, and for their support with ongoing planning and maintenance issues. Any Deerlake resident is welcome to attend our meetings, which are usually held every two months or so.

SUNSHINE — GOOD NEIGHBOR

Ann Younkers, Chair

Several cards were sent to residents during the third quarter. A new charter combining the Sunshine and Good Neighbor committees was reviewed and approved by the Board at their September work session.

WELCOME

Betty and John Davis, Chairs

The “Newcomers Welcome” which we hosted at the clubhouse in July, seemed to be well received, both by the newcomers and by the members of the community who attended. Therefore, we plan to host another “Newcomers Welcome” during the 4th quarter, probably in October.

WHITE SQUIRREL LANE

Marcia Schneider, Chair

Members: Lot owners on White Squirrel Lane — No report.

AD HOC PICNIC SHELTER (aka PAVILION) COMMITTEE

Members: Ed Becker, Lil Clark, Ruth Behrens, Mike DiRocco, Joe Jackson

The study was completed and presented to the DVCA community for questions and/or comments on 9/7. The opinion survey forms were counted on 9/20. The NO votes tallied at approximately 2 to 1. Having completed their work, the ad hoc committee was disbanded.