

# Apple Mountain Lake South POA

## Board Meeting Minutes

### November 20, 2018

- **Call to order:**  
Michael Ciccolini called to order the monthly meeting of the AMLSPOA board at 6:00 pm on Tuesday November 20, 2018. The meeting was held at the home of the VP of Roads. The regularly scheduled meeting of November 15, 2018 was cancelled due to inclement weather and this meeting on the 20<sup>th</sup> was in place of the original one.
- **Roll Call:**  
Michael Ciccolini conducted a roll call. The following members of the board were present: Michael Ciccolini, JR Dawson, Margie Christian, Barbara Mooney. No other community resident attended.
- **Previous meeting minutes:**  
Previous meeting was the first board meeting with the newly elected board. Meeting was held October 25, 2018 and the minutes from this meeting were reviewed and approved.
- **Agenda:**  
The agenda for tonight's meeting was unanimously approved (agenda attached).
- **Secretary Report:**  
Board reviewed letter to homeowners. It was agreed that the letters would be sent out in January with the annual dues notices. It was agreed that the letter would also contain a place for homeowners to provide updated information requested and make it easy to mail back. Also suggested was the addition of an on-line spread sheet so homeowners could go on line and update their contact information. Secretary to update the letter.
- **Treasurer Report:**  
See attached Statement of Revenue and Expenditures from July 1, 2018 to November 9, 2018. Margie Christian reviewed the treasurers report: Current Assets total \$87,503.58 (Checking BB&T \$43,982.65; Checking BB&T/CCC Escrow \$3350.00; Money market United Bank \$40,170.93).

Annual report to State Corp Commission on change in officers was filed November 2, 2018

Disclosure Packets need to be updated. Two homeowners have been identified as needing a disclosure packet: Connelly and Golden

Packets contain: (? About registered agent?)

Cover Letter to realtor that specifies lot number

Bylaws and Covenants

List of Board Members

Copy of Deed to property

Treasurers Report and 2018-19 Budget

The treasurer reviewed the outstanding debts and actions taken or to be taken:

**Sackett:** Balance owed \$761.60 Mr Sackett contacted by treasurer agrees to pay at least \$50 per month until debt paid; first payment of \$50 received from Mr Sackett. Receipt of payment and invoice for next payment to be sent by Treasurer

**Mansur:** Two payments made by Mansur. Treasurer to contact Mr Mansur to thank him for payments, send confirmation of receipt of payment and reminder of balance remaining

**Chandler:** Balance owed \$4,871.36. Treasurer to contact attorney related to balance owed and to ask whether board can report Mr Chandler to county for failure to keep lot clear of debris/grass

**Makely:** Balance owed \$420.00 Treasurer to send letter to homeowner

**Chatterton:** Paid \$750.00 – balance now owed is zero

- **Road Maintenance:**

To get us through the winter:

- JR Dawson and Mike Ciccolini have evaluated problem areas in the roads due to water flow and have determined that 5 swells need to be dug to slow down the water. The 5 homeowners have been contacted and work has begun
- 5 loads of gravel have arrived
- New material is being used that will pack in and fill in the ruts and holes in the roads

Snow plow was called for our recent snow/ice on Nov 15. He did an excellent job clearing the roads and everyone was able to get up the mountain

Reevaluation of roads will be done in the spring.

The board also brought up the possibility of looking into application of a tar and chip road – board will begin researching this. It was brought up by Margie Christian that our community's involvement in Firewise has the potential of allowing us to receive a grant that we could use as road money.

- **Attorney:**

Margie Christian – Treasurer -has a scheduled conference call with attorney Pond next Wednesday November 28, 2018 regarding the placing of a lien on properties that have past due accounts and regarding Chatterton property and past due dues.

- **Facebook and Website:**

Johnson Turner has updated the website.

Board President has access to website and FB and is listing upcoming board meetings in both places Secretary will review website and send corrections and updates to Board President for review and then to J Turner for updating.

- **Open Forum:**

The board has agreed to keep the meetings on Thursdays at 6 pm

The next meeting is scheduled for December 13,2018 at 6 pm at the Board Secretary's home

Marge to call Jean at Forestry Center regarding when to turn Firewise sheet in and ask about the grant

Barb to call NSRR re putting a mirror on the railroad sign – current mirror is ineffective in allowing motorists to see both sides

The board discussed getting homeowners together next spring/summer and work on beautifying the areas around the entrance to the community (signs) at CCC/Newton and Newton

