

TEOA Annual Meeting Minutes

October 7, 2015

President, Jerry Neeley called the meeting to order at 7:00

Officer Reports

Treasurer, Barbara Remick

- The 2016 budget was approved by the board.
- Dues will remain at \$200 per year.
- There are no outstanding liens.
- Lookout Pointe has paid their share of landscaping
- In January, Brian Walton will be the treasure and Barbara with help with the transition.

Secretary, Becky Gallman

- Thanks to Jim Schafer for the four years that he has served as VP of Covenants. He did a great job and this task will go to Barbara Remick starting in 2016.

Vice President, Andrea Christiansen

- The landscaping contract was due for renewal. Green Earth offered a bid that will save \$50 per month and add value to the service. Pine straw will be replenished twice a year.
- New lights at the entrance. Old wiring was updated.
- County roads are on the list for repair. Both Lake Estate Drive and Water Links Drive have areas that will be dug out and drainage situations will be improved. Island Point has been patched.
- Private roads—Putter Point and Lake Spur have been repaired and repaved as needed. A seal coat will be applied after curing and drying.
- Street signs—some are faded and will be repaired.
- Pump stations are maintained by town of Chapin. Some fences need to be repaired and repainted.

Vice President, Covenants, Jim Schafer--Jim has served for four years and appreciates those who obey the covenants. Some issues that he has dealt with extensively:

- Pet owners need to always clean up after their dogs.
- Trash cans need to be put away in a timely manner.
- Yard trash must be bundled or bagged. Piling it in the street is not an option.
- Barking dogs can be reported to Lexington County. There is a process to follow if this is a problem.

Committee Reports

ARC, Tom Remick—Tom has served on ARC for 8 years and been chairman for 7 ½ years. In January Gene Unger will be the chairman of ARC.

- This year two new homes have been completed, there have been 68 project applications, 90 closed applications, and there are currently 15 that are open.
- Tom thanked the members of the ARC for their time and commitment: Tom Williams, Cal Cruz, Paul Harper, Paul Thomas and Gene Unger

Community Interface, George Duke-- This is our connection to the town of Chapin, the county and the state. The accomplishments of the last 15 years.

- Amick's Ferry Road bridge over Bear Creek
- Three separate zoning campaigns to protect residential status of all Timberlake neighborhoods.
- A county landscape ordinance that restricts development of golf course properties.
- Height limits of 70 feet so that there will be no high rises in the area.
- A new Chapin mayor with new ideas concerning development. George is a member of the planning commission.
- New Publix in the fall of 2016.

Challenges:

- Retirement of long time county Planning Director, Charlie Compton. Also Johnnie Jeffcoat's term will end in 2017 and he will not run for county council again. Both have been helpful to TEOA. Upcoming town council member election will decide the direction of the town.

Welcoming Committee, Linda Hall

- Linda greets all new neighbors and gives them helpful information about the area and the neighborhood. She also gives them a copy of our covenants.

Security, Bill Rawlings

- Crime rate has been low. There were 11 break-ins over a short period of time.
- Please follow speed limit and be careful on Amicks Ferry Road. Most accidents have been single vehicle.
- If you have any concerns please call the Lexington Co. Substation.

Website, Michael Kletter

- The website is up a running. Let Michael know if you have suggestions.

Board membership for 2016—Thanks to all who voted

- President, Jerry Neely
- Vice President, Andrea Christiansen
- Vice President, Covenants, Barbara Remick
- Secretary, Becky Gallman
- Treasurer, Brian Walton

Questions/Comments

- Would we consider video cameras for crime prevention?
Yes, that is being investigated now.
- A resident expressed concern having seen 7 kids riding on one golf cart on the street this week. It was not a safe situation. Golf carts on the street must be licensed and insured. Driver must have license also.
- How can we get more people to participate? The board meets the first Wednesday of the month, usually 6 times a year. Notice will be sent and participation is welcome.
- Janet Cox collects hotel size toiletries and donates to Queen of Hearts. If you have any you would like to donate, just take them to Janet.

Meeting was adjourned at 7:45 with thanks to all who attended.