



# The Arboretum News

January 2008

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## January Board Meeting Minutes

The regular board meeting of the Arboretum Community Association was held January 8, 2008 at the Arboretum Clubhouse. President Bob Hittinger called the meeting to order. Directors Bob Ahlers, Jay Ervin and Shirley McGraw were present, as well as Treasurer Tom Kehoe and Secretary Jo Hitchuk. Director Joe O'Donnell was absent. The minutes of the December 11, 2007 meeting were approved as written.

Tom Kehoe reported that the operating fund balance as of December 31 was \$23,701; the long-range fund balance, \$36,816. Included in that amount is \$15,000 for Pinehurst Drive and \$2,000 for tennis courts. The balance of \$19,816 is currently unallocated. Expenses included \$5,559 for landscaping improvements including sod, azaleas, yaupons, irrigation system work and pine straw.

Tom has researched and filed an exemption certificate for the annual property tax, which may result in a savings of county and city tax in the amount of \$2,100.

### Upcoming Board Meetings

Board Meetings are held on the 2<sup>nd</sup> Tuesday of each month at the Arboretum Clubhouse at 7:00PM. All Arboretum Community Association members are encouraged to come and make your voice heard.

- February: Tuesday, February 12<sup>th</sup>
- March: Tuesday, March 11<sup>th</sup>
- April: Tuesday, April 8<sup>th</sup>

There are no outstanding assessments.

Bob Hittinger introduced new residents Jack Cowling and Jean Campbell of 112 Flowering Bridge Path, and welcomed them to the community.

## Committee Reports

- **Landscape** – Jim Czekalski reported that the landscapers will continue to do pruning throughout the winter. They're also finishing putting the pine straw down.
- **Caswell Sewer Service** - Howard Newett reported that operationally, for the month of the December there were no breakdowns or exceedants, and everything is working fine. We are in full compliance. A \$400 fine which was previously levied for a one-day exceedance has been appealed, and is now under consideration by the Division of Water Quality.

At the January 7, regular Caswell Sewer Service meeting, Howard requested that an appeal be made to the Town for a feasibility study which would determine the cost of Plan B. It was rejected, as Plan A, to combine with Oak Island, is still being actively considered. Ocean Greens does not agree with having the plant expanded, so it is unknown whether Plan B, or any other plan for that matter, is a viable alternative in the future.

Howard encouraged everyone to attend the Thursday, January 10, 2008 Town Hall meeting to voice their opinions and concerns.

- **Buildings and Grounds** – Joe O'Donnell was absent. No one had anything to report.
- **Social** – Judy O'Donnell was absent. Lillian Hittinger stated that a committee meeting hadn't been held yet for the new year. She asked that everyone please remember that on Saturday, January 12, any help would be appreciated to help take down neighborhood wreaths and taking down Clubhouse decorations.

Helen Czekalski announced that another Flea Market is tentatively planned in April, and if anyone has any items they can donate, please hold onto them just a little longer.

- **Pool/Spa** – Pat Wells stated that due to the location that Diversified Energy originally installed the pool heater, some of the ceiling must be replaced. (Diversified is absorbing the cost of the replacement.) This will necessitate closing the pool for a few days. An email will be sent to all when the work schedule is fixed.

The spa switch was broken in December. Installation of a new one is complete, at a cost of \$100. Please remember that if you leave the spa before the timer has run out, let it run down. Do not turn the switch back, that's what breaks it.

At least twice recently, the lights have been left on all night in the hallway, bathroom and pool. Please remember to turn off all lights when you leave.

There was also a problem with the original brominator which was installed in 1998. We have been told by the County that it is not functioning to a compliance level. Bill Loyd has located and ordered a new brominator. Upon its installation, the County will be notified. The cost is expected to be about \$150.

- **Caswell Beach Liaison** - Jim Hinkhouse reiterated that there is an important Town Hall meeting on Thursday at 5 p.m. The number one topic is to be a proposal to sign the sewer agreement with the Town of Oak Island. Another agenda item is consideration of a public hearing on beach clubs in Caswell Beach.
- **Architectural Review Board** – Jerry Johnson stated that Bill and Walker Gibbony have moved in and are in the process of finishing up everything. Mary Bausch has volunteered to join the ARB, replacing Shirley McGraw. A request for a fence at the Cowling residence has been approved.
- **Reservations** – Bo Plant was absent but had informed Bob that there were no reservations currently.
- **Clubhouse** – Several parties were held over the holidays. Most went very well and the only damage was a broken chair, and a broken pipe which allows water into the pool.

Again, lights and fans were left on. The cost comes from residents' pockets, so please remember to turn lights and fans off when you leave.

Bill Loyd has put a sign on the wall listing the proper person to call when you need something done. It is hoped that this list will expedite solving problems and avoid going through Bob Hittinger for all fixes.

The final pest control for the year was done on December 12.

Bob stated that there was a problem over the weekend with accessing the front door. The back door card reader was put on the front as a temporary fix, and a new one is on order for the back door. (NOTE: The back door is now fixed.)

## New Business

- Frank Bausch introduced Commissioner Jim Griffin and said that he and Jim have been charged with responsibility for the stormwater management plan for the Town; including funding for stormwater projects. The plan was approved by the Town Council in November, 2005 and is in need of updating. The aspect that probably has the most impact is how to raise the money to do the projects. Frank provided a hand-out, and said that the items listed are representative of the stormwater projects of the Town, and there are about \$1.4 million worth of stormwater projects for the next ten years.

Bob Hittinger stated that the Arboretum has paid over \$50,000 for stormwater improvements over the years and received nothing from the Town itself. Frank stated that there has been a running battle over the last 6 years over what the Town is responsible for. Discussion followed, Frank stated that because Arboretum residents have been involved in stormwater repair already, he is leaving it up to them to tell him in general now, later, or whenever, what they would like to do. He is talking to Caswell Dunes in February and, later, will talk to the Villas.

## Public Comment, Q's and A's

- Bob Ahlers stated that with the arrival of the recent freezing and thawing weather, if anyone notices broken irrigation pipes, please notify Joe O'Donnell as soon as possible.

The meeting was adjourned at 7:57 p.m.























Minutes by Jo Hitchuk, Secretary

Next regular meeting Tuesday, February 12, 2008)

**Mark Your  
Calendar and  
Save your  
treasures for  
the 2nd Annual  
Arboretum  
Flea Market  
tentatively  
planned for  
April 2008**

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**The Arboretum Association  
122 Flowering Bridge Path  
Caswell Beach, NC 28465**

