

Arboretum Community Association
Homeowners Meeting, Arboretum Clubhouse
Tuesday, March 13, 2018 – 7:00 PM

MINUTES

Meeting was called to order at 7:00 PM by Sharon Remaly, President. Board members present: Sharon Remaly, Janie Schepker, Marty Clarke, & Frank Lisnow. Board members absent: Jim Plant. Also in attendance were 10 residents.

Approval of Minutes: Marty motioned to approve the minutes from the February Homeowners' meeting. The motion was seconded by Frank and passed unanimously.

Treasurer's Report: Tom Kehoe reported that as of the end of February, the Operating Fund balance was \$71,770. The Capital Items Fund balance was \$77,876. Tom noted no unusual expenses. He also noted that all first half homeowner dues have been paid. He recommended that \$22,000 be transferred from the Operating Account to the Capital Reserve account. Janie motioned that we transfer the funds as recommended. Marty seconded the motion and it was passed unanimously. Sharon noted that Tom had prepared the 2017 taxes and that those financial records can now be reviewed. Board members agreed that Sharon would ask Linde Johnson to do this review.

Committee Reports:

Beautification, Building & Grounds, and Landscaping (BGBL), Mike Heilman sent a report that all of the bamboo around the pump shed has been removed. Many thanks to Mike, Jack, Gretchen & Peter for their efforts with completing this project. Once it warms up, the old pump enclosure will be removed and replaced with the decorative rock. He also stated the irrigation systems had some leaks from the freezing temperatures. He and Jack fixed those leaks. Jim Czekalski sent a report that Greenman has taken normal weed control measures and has done pruning, will replace plants in clubhouse pots and cleanup islands and kayak path. Greenman will be able to supply pin straw for homeowners who wish to purchase some. Jim will send out an email with details in the next few weeks. Straw would be available in the latter part of April, with a price of \$4.75 per bale delivered, and \$7.50 delivered and spread.

Social Committee: Debbie Drum reported that Diner Night was cancelled due to many folks being out of town or sick.
Please start collecting items for our annual tag sale, April 21st. You can drop off your items during the in-take April 14-20th at the clubhouse.

Clubhouse: E. Gifford reported that the filters in the clubhouse have all been changed, notice the fresh air.

Security: E. Gifford reported that the new camera failed, it was a glitch and is working fine now.

Reservations: Bo Plant sent a report that we had two paid reservations for the Clubhouse in February.

ARC Committee: Peter Koch reported approval of several routine requests.

Pool Committee: The new vacuum for the pool works great at getting the sand off the bottom of the pool.

Sunshine & Welcome committee: Debra Drum reported the first meeting will be March 19th.

Caswell Beach Liaison: Deb reported that the Town of Caswell Beach beach may have a beach renourishment project this summer. The Army Corps of Engineers hopes to dredge the river channel, and is coordinating with Fish & Wildlife to ensure best practice for our turtle season. A bid is going out April 6, so we will know soon if there will be a project. The winning contractor will be given 10 days to begin work after award of contract, so work could begin before May 1. Requirements have been outlined for the contractor to mitigate impacts on turtles. The project could cost \$12 million,

and is free to our town. Work will begin at the end East end of the island and would take several months to complete. She also reported they have applied for a grant to mitigate stormwater on Caswell Beach Road. Deborah reported DOT notified the town that they plan to do an urgent bridge project on the Barbee bridge, which they want to get finished before they begin widening work on Route 211. It would entail closing the bridge completely beginning this Labor day and maybe closed for 8 months. More information will be forthcoming.

Caswell Beach Plantation: Bob Ahlers reported that the Town approved an ordinance a few months ago prohibiting cutting on grounds that are conservation zones. To ensure accurate boundaries, the town has approved having a survey done at no cost to the CBP. The survey will delineate the boundary to the north of CBP property.

Old Business:

Insurance: Gallagher Ins Agency renews in April.

Street Lighting: BEMC met with the BOD & B&G last month to discuss areas in which we could save money while improving lighting appearance. BEMC said they cannot reduce the price per light pole but they could paint them all and make sure all the lights are the same color. BEMC will explore replacing some of the more expensive lights with other fixtures which will be less cost per month. The BOD will review the current light placement and will identify lights that are not needed or need to be moved. Dan Donovan commented that we should look at removing the BEMC light poles and install our own lights. BEMC stated in our meeting that it would cost \$600 per light meter which we would need many for all the areas in the Arboretum. John Lawrence pointed out that the light on Snap Dragon is obscured by the willow tree. Building & Grounds will assess all the lights to see if trees need to be trimmed around the street lights. Marty Clarke, Jim Plant, and Janie Schepker will meet to continue our efforts on reducing street light costs.

Survey: The BODs are working on developing an Arboretum survey to go out to members to ask what amenities are important to you which ones you use, what you would like to add or take away, etc. We would appreciate hearing from members about questions they would like to have added to the Amenities survey. Look for the survey to come out this spring. Please let us know your thoughts.

New Business: None

Open Questions & Comments: None

Adjournment: A motion to adjourn 7:45 pm was made by Marty, seconded by Frank, and approved unanimously.

The next monthly HOA meeting will be Tuesday, April 10th at 7:00 p.m.

Minutes submitted by Janie Schepker, Secretary, ACA BOD