

# MAPLE LEAF HOMEOWNERS' MEETING MINUTES

MONDAY – JANUARY 9, 2017

Presiding: V.P. Donna Sheppard with President Rick Hull.

Meeting called to Order @ 9:30 a.m.

1. MOMENT OF SILENCE-Remember friends and loved ones no longer with us. Let's not forget the men and women who are serving in the world's troubled spots to protect our freedom.
2. Please silence your cell phones.
3. WELCOME NEW HOMEOWNERS IN ATTENDANCE: #1005 Claudia Richardson, #972 Pauline & Dick Dean, #683 Cindy Shannon & Ben Mueller, #637 Donna & Nick Schmader.
4. MINUTES OF THE LAST MEETING: Minutes accepted as distributed.
5. MESSAGE FROM THE PRESIDENT Rick Hull: widespread illnesses – be careful; congrats to Ladies Golf League on car wash; encouraged using MLE real estate agents-better service and helps corporation/owners; Capital Budget includes pickleball ball courts-out to bid, will be located by Fire Barn, built by summer 2017; relocation site of CanAm P.O. uncertain; meeting with architect today re Woodshop; received 7 bids for golf course project; meeting on Wed. with irrigation techs; two Information Meetings scheduled for next week, will present info for AGM ballot; season flying by: 8 weeks to Mar. 16 Strawberry Festival; 23<sup>rd</sup> Fire Club Spaghetti Dinner on Jan 23; Feb. 4 Garden Club Pancake Breakfast; reminder 4 p.m. deadline today for board & ombudsman candidates.
6. GENERAL MANAGERS UPDATE by John Bradley: Welcome to snowbirds & new homeowners; 62" rain vs. normal 50" in Dec.; warmest Dec. on record; Best of Best winner for 20<sup>th</sup> year; staff ready for busy mos.; please update photo ID if needed; board approved 2017 operating & capital budgets-copies available in the office; reserve study forecasted 30-year needs; lot rent increase notice issued eff. Jan.; tax bill discounts in effect through Feb.; inform visitors of rules; safety: please call 911 **first**, 6 AEDs in park, all staff trained in CPR & defibrillators, residents invited to enroll at \$40, yield to emergency vehicles, no parking in fire lanes; golf cart usage-posts are barriers set at 71" apart to prevent vehicles-slow down, please don't hit them!; discuss golf cart right of way with neighbors-negotiate permission; reminder no speeding in Park; fish kill due to CCU water main break; maintenance cannot loan tools or traps; Sand Bar and restaurant are open 7 days a week, check calendar for special events; Nancy Miller doing a great job dealing with age of turf; golf memberships down 8 over last year; Taste of Golf; Pro Shop – new stock, lessons at reasonable fee, GPS available, twilight rates; home sales- 82 in 2016, 99 in 2015, 5 pending and 2 closed in 2017, sellers' market, experienced realtors on MLE staff; 2017 directories are available-1 per household; communications: many hours and people involved in CH195, *Accents*, & Communications Committee; RFID access at gate-one car at a time, don't tailgate; thanks to all volunteers who do so much for the park.
7. GROUNDS AND GOLF COURSE UPDATE by Nancy Miller: first measurable rain since Oct 16; water main break/fish kill silver lining-increased water level available for irrigation, didn't need to purchase

effluent; irrigation was out in one area for about a week for repairs; please map/take photos after flagging sprinkler heads to avoid future requests; lawn mowing-grass grew very quickly due to warm weather, contracted for only one cut in Dec & Jan; testing 3 areas with new sod with variety of grasses; fill your divots, repair your ball marks, rake your bunkers.

8. ELECTIONS by Cork Hile: reminder 4 p.m deadline today for candidates for Directors and Ombudsman; candidates names will be announced Wed. Jan 11 on CH195, bulletin boards, & MLE website; Meet the Candidates Night Thursday, Jan 19 from 7 to 9 p.m. in Queensway.
9. REPORTS FROM DIRECTORS: 1.) CORPORATE WEBSITE / REAL ESTATE by Mike Smith, Dorothy Howat & Shauna Platt: Mike provided an orientation of the website and archive photos; introduced Mike Comba, co-chair of the Natural Resource Committee, contributed much info to website, future presentation to be scheduled, showed photos of 2016 flooding; many thanks to Garden Club and many other groups, viewed photos of holiday decorating; Celebrity Series-announced upcoming dates; Dorothy reminded all of flea market last Friday in Jan; have 20 volunteers for RE receptionists; Shauna Platt presented info on the real estate office & agents: open 7 days a week & by appointment, currently have 25 listings, home sales range from \$83k to \$179,900, MLE agents offer free market analysis, prep guidelines for selling, recommend doing home inspection. 2.) Dave Zakikian (#19) – Communication Club asks others for 14 days notice of A/V needs; new hi-def camera to record meetings, videos on website under Board menu and Videos of Special Events tab, link to YouTube is not public; will also show videos in Country Club with dates and times to be announced on CH195. 3.) Mike Smith – the Computer Club donated \$500 to the Communication Club for recording equipment and WiFi. 4.) Donna Sheppard – clubs must submit sales tax form **every** month to Tammy even if “nothing to report.”
10. RESIDENT INPUT: 1.) Pal McCracken (#323) reported that 484 toys were collected during the Toys for Tots campaign and made the front page of the Charlotte Sun; 2.) Ray Connell (#742) presented a proposal to amend Rule #5 to permit motorcycles in the Park and asked that it be put on the AGM ballot; a show of hands indicated a majority of those in attendance supported this request for the ballot; discussion from residents included questions on parking/size of driveways, riding to events within the park, decibel levels, examples of rules from other communities; 3.) Marilyn Moran (#227) submitted a petition from residents to prevent moving the CanAm post office, offered to serve on volunteer committee to identify alternative locations and/or solutions; 4.) Tom Kanigan (#60) invited others to join Pickleball Club announced upcoming movie night “Ashby;” 5.) Denise Cucaro (#574) expressed concern about handicap access to the bar in the Country Club and entrance to Queensway; 6.) Hope Adams #17 – requested resolution of sink hole in back yard, John Bradley responded that it would be repaired this week; also reported lack of cleanliness in Rampart Center, John asked that specific instances be reported immediately; 7.) Enid Lunt (#14) invited newcomers to reception on Jan 23 at 10:30 a.m. on CanAm deck; 8.) Heather Comba (#554) announced open house for lawn bowling; 9.) Frank Phillips (#758) invited residents to photo club presentation on member’s trip to Africa on Fri night at 7 p.m.; 10.) Donna Sheppard for Keith McGruer (#913) shared info on free weights on Wed. mornings and Taste of Tennis. See Accents calendar or CH195 for full details about club events.

Meeting Adjourned at 11:15 a.m.

Turn your cell phones back on