

MAPLE LEAF HOMEOWNERS' MEETING MINUTES

MONDAY – FEBRUARY 7, 2022

Presiding: Ombudsman Barry Holland. Meeting was called to order at 9:30 a.m. with a moment of silence to remember friends and loved ones no longer with us, and the men and women who are serving in the world's troubled spots to protect our freedom.

1. SPECIAL GUEST: Lieutenant-Commander Eric Burke from the Charlotte County Sheriff's Office spoke on the topic of speeding in the Park, and advised that the sheriff's office cannot enforce traffic laws in the Park because these are all private roads; residents have no authority to stop vehicles; road signs are not DOT compliant.
2. WELCOME TO NEW HOMEOWNERS IN ATTENDANCE: none.
3. MINUTES: The amended minutes of December 6, 2021 were accepted; the minutes of January 3, 2022 were accepted as distributed.
4. MESSAGE FROM THE PRESIDENT Mike Rooney: reminded members to send in their AGM attendance proxy; recapped busy January schedule; wished good luck to director candidates; thanked Jeff Papiez, Diane Eilbacher and the Elections Committee for all their work; thanked outgoing directors Tim Redmond, Ray LeClair and Mike Smith; provided update on Covid; thanked the organizers Keith McGruer and Mike Smith for a great Activities Expo; Wade Osborn's farewell sendoff was well attended; welcomed Wade's replacement Patrick Bell; discussed tornado warnings, residents should seek shelter, more info will be included in new homeowners packet and future directories; thanked Jeff and Diane for Jan. 24 information session and Jeff's professionalism; stated change is inevitable, be nice.
5. REAL ESTATE by Shauna Platt: 4 homes currently for sale, 10 pending, low inventory, sales up 23%, high demand; advised owners to keep their AC running to avoid costly mold remediation; suggested the Board consider changing the dog rule for owners on the dog walking route.
6. GENERAL MANAGER'S REPORT by Mitch Krach: introduced Patrick Bell, new Maintenance & Security Department Manager; commented on Covid, suggested getting tested if experiencing symptoms; reminder that spring break is starting, guests should follow Park rules; property tax bills are due; Tuesday in CC are doing well, Valentine's Day Dinner Dance planned; space requisitions are due in the office; sign up for weekly Friday email at info@mapleleafgcc.net; public notice ad running in newspaper for Rampart area drainage, maintenance started moving dirt to build berm around pickleball courts; new deck furniture arrived, receiving mixed feedback and working through issues; Fitness Center memberships available for \$50/year; thanked all volunteers.
7. GROUNDS AND GOLF COURSE UPDATE by Chris Spence: course to close Tues. Feb. 8 after shotgun; busy course – follow 90-degree rule, repair ball marks, divots; use caution near rock walls – may be loose, also habitat for wildlife; no access allowed on course during play, afterward stay on cart paths; no parking on grass to avoid damaging irrigation; currently 10-day lead time on work orders; lawn maintenance scheduled for this week.
8. PRO SHOP REPORT by Nathan Wilson: thanked President's Cup players; 9 and Dine Sunday, 3 p.m., sign up by noon Wednesday; Jimmy Fund outing Feb. 27, \$125 per person, sign up deadline Feb. 23; course is at capacity, encouraged members to reserve tee-times earlier; thanked Jeanne Gaston, Dave Zakikian and the Maintenance Dept. for the info TV; starter shack will now house handicap computer and will be locked after hours.
9. RESIDENT INPUT:
 - a) Pat McEvoy (#987) – Flea Market raised \$4,635 this year; volunteers count and turn in money to Accounting; committee makes decisions on disbursements; send requests for donations to the Flea Market Committee.
 - b) Tom Kanigan (#60) – Maple Leaf history books sale here, \$20, or call Bill O'Hare; \$10,000 advance has been

repaid; presented donation of \$500 from proceeds of sales.

- c) Linda Zakikian (#19) read a note from a resident about missing jigsaw puzzle pieces in the Library.
- d) Buddy Brosseau (#354) commented on the reasons he believes restaurant employees are leaving.
- e) Judi Shuler (#183) suggested easing congestion at the Flea Market by changing the day and extending the time.
- f) Denise Holland (#815) donated \$200 to the Communications Group from the Latin Cardio club.
- g) Dave Zakikian (#19), Gary Kobel (#328), Buddy Brosseau (#354), and Marilyn Moran (#227) spoke on the conflict of interest policy recently adopted re board members also serving as the face of a club/activity, and requested the Board reconsider the policy. A straw poll was conducted and the majority of attendees supported the request. The Board will revisit the policy at its next meeting.
- h) Barry Holland (#815) followed up on Shauna's report and recommended owners consider installing a home monitoring system with camera to monitor temperature, etc. while they're away; monthly cost already covered in CenturyLink internet fees.

10. DIRECTOR REPORTS:

- a) Website, Mike Smith - highlighted emergency information under the Our Community menu, Hurricane & Disaster Planning, and the Alert Charlotte notification system. Previewed upcoming movie nights. Pointed out website advertisers.

11. CLUB REPORTS:

- a) Woodworkers, Linda Arbogast (#114) – exceeded their fundraising goal, currently 156 members, dues \$50; Feb. 20 Repair Café, 9 to 12, at CanAm; plan in place for Rampart building once permits are approved.
- b) Keyboard, Linda Arbogast (#114) – keyboard concert Feb. 16 at the Tiki Bar.
- c) Arts & Crafts, Lisa Oliver (#252) – 249 residents registered; Arts & Crafts Fair March 25 & 26; working to update classes and teachers; recommended co-teaching with a partner.
- d) Travel Club, Eden Wells (#579) – wine & cheese gathering Feb. 24, 2 p.m. at CanAm to present plans for 2023.
- e) Valentine's Day Dinner Dance, Gary Kobel (#328) – four course dinner and entertainment, \$45 inclusive, 40 tickets remaining.

Meeting Adjourned at 10:53 a.m.