
The Fleetwood View

Volume 15 Number 6

The Plaza News

July 2006

Road Proposal, By-Laws Fail

The proposal to turn over Fleetwood Drive to the Town of Laurel Park failed to win approval of the required number of Fleetwood voters at the special meeting July 12 at the Clubhouse.

A companion resolution to reduce the require percentage of owner approval to transfer common property – from 90% to 80% - also did not receive enough votes to change the by-laws.

A total of 61 of the 63 owners voted by personal ballot or by proxy, according to the official count.

As announced at the meeting, 37 votes were cast in favor of the by-law change (43 were needed – two-thirds of the 63 owners).

The count on the road issue showed 38 favored the turnover (57 were required – 90% of all owners).

Following the reports of the tellers (Al Hicks, Lou Poulos and Ed Rinckel), President Morris Guthrie directed the Secretary to inform the Town of the decision.

Tree Work Done

Not to worry about those ribbons circling many of Fleetwood's trees, folks.

That was the word from Lou Poulos, who reported for the Grounds Committee at the July 12 Board meeting.

As you saw and heard the following week, the marked trees got extensive attention, pruning and repair work from the ice storm damage. Lou did not run the chipper!

Other work under way includes extensive trimming, weed cutting and grub treatment to slow down the moles.

The vetch on our banks is showing signs of a comeback, Lou says, and lime application is planned to help it along.

Two Japanese maples have been added, with a goal of having one for each building.

The next regular meeting of the Board will be Wednesday, August 9, at 9:30 a.m. at the Clubhouse. Everyone is invited

The Board Meets

President Morris Guthrie welcomed residents who turned out en masse for the July 12 Board meeting and the special meeting that followed.

The Board heard committee reports (summarized elsewhere in the View). The Treasurer's report (see page 2) noted that June operating expenses totaled \$20,283. For the fiscal year, 83% of the budget has been spent with three months remaining.

Attention was called to Building Maintenance expenses being \$30,000 over plan. As requested, Building Chair Jimmy Porter addressed the issue. (His report is on page 2.)

Several residents asked questions regarding financials and other matters. One of them dealt with availability of Board meeting minutes: the President said that, on their approval, any owner can peruse the minutes.

Treasurer's Report

Income for the month of June was \$424.23, \$44.23 from interest and \$380.00 from the Memorial Day Cookout Social.

Operating Expenses in June totaled \$20,283.41. The larger expenses over \$500 per budget line item included: Insurance Premium of \$4,702.77; Building Repairs of \$4,308.63; Porch & Deck Repairs of \$1,173.96; Underground Drain Lines of \$671.39; Pool expenses of \$759.04; Lawn Mowing of \$2,000.00; Landscape Maintenance of \$582.08; Relandscaping & Contingencies of \$4,033.50 and Perimeter Bank Maintenance of \$746.00. All other line items under \$500 amounted to \$1,306.04. Please note that the Building Maintenance budget has only ~\$2,500 left for the remaining three months of this fiscal year (~97% of budget has been spent).

Replacement/Reserve Expenses – None in June.

Social Fund: \$380.00 was received from residents for the Memorial Day Cookout. A total of \$250.84 was expended for this function. In addition, \$25.95 was spent for the Murder-Mystery BYOB for total expenses in June of \$276.79. The balance in this Fund as of June 30 is \$2,451.12.

The ending balances in our other accounts as of June 30, 2006 are:

Operating Fund	\$16,972.97
Replacement/Reserve	
Money Market Acct.	\$35,741.85
Certificates of Deposit	\$66,784.47
Total	<u>\$102,526.32</u>
Total Cash	\$119,499.29

Ronald A. Rosenberger, Treasurer

Financial

The 2006-2007 fiscal year starts Oct. 1 and the Financial Planning Committee, headed by Frank Clarke, is at work on the budget.

Owners will be given the budget document in the annual meeting package, to be sent out in August. Along with consideration of other matters, owners will be asked to put their stamp of approval on the financial road map for the year ahead.

Building Maintenance

Following is a Building Committee Comprehensive Report for 2006:

1. Most costly work was the extensive repair to Bldg. 200. Separate report issued as requested. Approximately \$29,000. As bad as this was, Building 1600 was worse some time ago - \$29,000.
2. Most critical work was jacking up the rear of Bldg. 1600 and replacing the support beam holding up the entire rear of the building.
3. Safety work included the rebuilding of several lower stairs that had rotted and where the carpet came loose.
4. The Building Budget was badly underfunded. Virtually nothing is discretionary. Everything is basically Force Account Work - Bldg. 200 in particular. The decision a couple of years ago to pay for major building repairs out of normal operations was obviously a bad decision. Bldg. 1600 rebuild was out of reserves. The pool fence, the rear structure of Bldg. 1600 this year - both should have been out of reserves as well as Bldg. 200.
5. Wet basement work has proven successful. Recent rains produced only one very minor wet spot. Unit 1001, which has been a chronic problem for years, remained dry.
6. Next rebuilding work planned is the repair of the rear of Bldg. 1200 around the windows.
7. Trim Board deterioration on Bldg.1000 is being watched.
8. Frank Clarke is going to handle and address the work on Ron's deck. He is most familiar with it.
9. Frank is also addressing the stair carpet issue.

Jimmy Porter, Building Chair

The Social World ... Whirling Here

The Fleetwood Social Scene has continued to be a very special place to be.

The Bob Jones University excursion was a "WOW" Event. Not only was the collection of religious art exceptional but the presentation was extraordinary... and to think it is right in our back yard. Thanks to Lynne Eggers and Jo Willruth for taking charge of this special day.

The 5th of July celebration of our Independence was celebrated in style. With the artistic decorations of Kathy Boland and Lynne Eggers, the clubhouse was turned into a beautiful red, white, and blue extravaganza. The social committee and friends, Lou and Irene Poulos, Frank Clarke, Sam Boland, Linda Beagles, Barbara and John Robinson, Phil and Jayne Lundell and Al Hicks worked tirelessly to make the party a great success. Tom Whitmire carried our Stars and Stripes with pride and everyone was touched by the DVD honoring our veterans. We sang and danced to the familiar tunes of Art Patten. What a great evening!

The BYOB BIG BUCKS BINGO night was a BIG event. Ellen Full did a great job of planning the evening. It was such a success that this event may have to be added to the social calendar on a regular basis.

UP AND COMING EVENTS:

Sunday, July 30, 2006 A NIGHT OF DINNER AND MUSIC. Reservations must be into Nancy Hicks 698-9498 or Sally Fee 697-7562 by Wednesday, July 26, in order to join us for dinner at the Hobnob restaurant in Brevard. We are planning to order off the menu and have separate checks. Meet at the clubhouse to carpool leaving at 4:15pm. The reservation at the restaurant is 5pm. Following, we will go to the Brevard Music Festival Advanced Student Piano Competition Finals beginning at 7pm, in the Whittington Pfohl Auditorium, Brevard Music Center. (Open seating and free admission). Come and enjoy the incredible talent.

Thursday, August 3, 2006 we are returning, by popular demand, to the "Tanner/Doncaster"

Warehouse Sale. Have your reservation to Nancy Hicks 698-9498 or Barbara Robinson 696-8767 by August 1, 2006 to carpool and to eat at the Water Oaks restaurant at 1:15pm following our shopping (order off the menu and separate checks). We will leave at 9am sharp from the clubhouse.

Friday August 11, 2006 BYOB Italian night. Details to be announced

Friday, September 1, 2006 Special event with talent and comedy. look for details.

Nancy Hicks, Social Chair

Keeping Watch

Mike Michalski has agreed to serve as point man to monitor and report on the Town of Laurel Park's proposed sewer project.

The plan, still a work in progress, will affect all of us eventually. Mike will attend meetings, stay in touch with Town officials and report developments back to the Board. Stay tuned.

Web Site Ahead

A Fleetwood web site is a step closer to reality. New owner Barry McDowell has offered to apply his expertise to the project and has demonstrated how it might work.

Much interest has been expressed.

High-Tech Books

Our document Bible, the Red Book, is going high-tech.

Morris said owner Barry McDowell has scanned its voluminous contents into his computer. With the help of computer guru Dan Neeley, it will be refined and stored.

The process will make updating and distribution much more efficient.