

MINUTES

Fleetwood Plaza Regime Board of Directors Open Board Meeting

Thursday, October 18, 2018 10:00 AM Regime Clubhouse

1. Meeting called to order at 10:00 am.
2. A Quorum was established.
3. Board members present: Rich Foss (by phone), Ruth Marcus, Kathy Simkin, Phil Taylor. Officers: Kerry Grant (VP), W. Bill Jacobs (VP), Barry MacDowell (VP), Lori McGann (secretary).
4. Adoption of the Agenda was accepted.
5. The minutes from the last Board Meeting in July 2018 were approved as written.
6. President's remarks: Many times, in our lives, we are called upon to make preparations. Some examples are: arranging a tailgate party before your favorite team's game, selecting a perfect baby shower gift for a baby, addressing regular car maintenance such as oil changes, saving money for the future, getting the proper education for an interest or employment, doing research before buying a new car, removing fallen leaves from the ground to make way for fresh growth, considering what might benefit our families the most, selecting the right clothes for special occasions. Here in our community we spend much time making preparations for the happiness and livability of ourselves, our friends and our neighbors. Right now, we have been involved in a drainage improvement project that is preparing us for improved property values as we prevent water from entering our homes and helping us to see the beauty in the fronts of our homes with fresh eyes. With eyes on the new fresh look we will be asked to revisit some of the standards of the past. At the same time the board, officers, and committee chair people are preparing for what is necessary with the maintenance of our buildings and grounds. While we can't prepare for every inevitable circumstance, we can work together prepare for increased happiness in our community. Let's work together to approach any changes that need to be made to prepare for mutual happiness in our mountain homes.
7. The Treasurer's report for July, August and September were approved without objection.
8. Board action since the last open meeting which was in July 2018: 8/29/18, approved payment of \$15,000 for two invoices from Tall Pines Landscaping Company for the purchase of materials and supplies needed to begin the drainage work in front of the 1000 building. 9/14/18, Approved an interior change requested from unit 905 regarding hardwood flooring. 9/25/18, approved making a request of the Town of Laurel Park to move commemorative sign from the Fleetwood Hotel to the Fleetwood Plaza property. 9/29/18, approved organizational plan for 2018 - 2019 which can be viewed on our website. 9/30/18, approved transfer of \$58,000 from the operating fund to the reserve fund for future needs. 10/5/18, approved 5-0-0 a request from unit 803 for two visiting dogs for a period of four days. 10/16/18, approved a two-year lease for unit 1005. 10/16/18, approved new buildings and grounds maintenance language to provide a framework to give clarity to previous language and put into a more understandable, user friendly language (posted on the website).
9. Reports from Standing Committees, a) Building Maintenance reported jobs completed and not completed - roofs are to be inspected in the coming weeks - filling cracks in pavement being done - reported drainage project going well - waiting for bids on back drainage. Resident asked if gutters were being cleaned, response was we are waiting for a date to be done. Resident thanked Bill Jacobs for their dry basement. Pool/Clubhouse reported the pool will be closing in 2 weeks (pool is not heated at this time).

Getting bids for painting of the pool, replacing tiles as well. Clubhouse is doing well. c) Communications reported no report at this time. d) Grounds Maintenance reported that they have been doing research on maintenance of the grounds and the native plants to be planted around the community. The committee has sent to residents a list of plants they recommend for replanting around our units and not to use the same plants your neighbor has used to have a different look for everyone. The committee will be adding plants and has asked that the residents help in the weed control of the plant beds around their units. Looking to make improvements to the 300 building. We had a resident ask for a plant design and one was concerned about the trees. e) Emergency reported no emergencies. f) Financial Planning reported no report at this time. g) Insurance reported that insurance was rolled over for next term. h) Nominating Committee has reported no report at this time. i) Promotion reported units on website are up to date. Will keep Barry MacDowell informed on broken links. j) Sewer reported no new reports. k) Snow Removal reported no report. l) Social Committee asked for volunteers to help organize the upcoming Christmas Party. m) Vista Committee reports they will be working on the 200, 300 & 400 buildings in a couple months.

10. Old Business a resident brought up concerns of large dogs being allowed in our community, suggested there be a weight limit of 35 lbs. Resident suggested there be a "No Smoking" sign placed outside of clubhouse.
11. New Business a resident was concerned about slippery sidewalks in front of the buildings. It was suggested they may need to be power washed.
12. Questions and Comments a discussion of purchasing Hendersonville Bears from the auction on main street started, there was mixed emotions on this topic. It was decided to wait and vote on this next year. A resident asked if generators could be approved since improvements have been made to them in the last couple years. It was decided to revisit at another time so research could be done.
13. Motion for adjournment was made and approved at 11:22 AM.
14. Our next Open Board/Officer meeting will be held on Thursday, December 13, 2018.

Respectfully submitted,
Lori McGann, Secretary