

**Minutes of the Lockwood Folly POA Board
of Directors Meeting August 11, 2011
lockwoodfollypoa.org**

Present: Gordon Ackley, Paul Boileau, Mike Collins, Joe Geise, Kitty Kesler, Charlie Pepe, John Van Dusen, and Mike Whitwam

The meeting was called to order at 3:00. Jerry Karr asked what the Board's rationale was for spending money on an amenity (the tennis courts) which was not used by many people. Joe answered that he had just given two sessions of a presentation which answered that question, one of which Jerry attended. He suggested Jerry review the presentation which is at our website and call Joe if he has further questions.

Minutes of the July meeting were approved via email.

Barry Pfitzner appealed a CSC decision. The CSC asked him to mulch a wooded area at the back of his property. He argued that the decision was arbitrary and capricious. He expressed displeasure at the way the CSC operates. Gordon responded by outlining a history of the committee and how it works. The CSC was responding to a resident's complaint. Photos were taken for purposes of documentation. Gordon pointed out that Barry's original landscape plan shows sod up to the edge of his property line. The Board will research the case and render a decision after the August 18th meeting.

Ben Galletto of Grass Roots reported that his team has completed weeding, edging and mulching all planting beds. Work on the irrigation pump and pump house has been completed. They spread mulch around the trees and benches around the pond on Myrtle Point. The fishing pier and boat ramp has been cleaned out. He will see to the disposal of the abandoned boat trailer by the boat ramp and two others in the boat area. The pond near the Graybar's has been treated and is improving. He is waiting for a call back regarding purchasing grass carp. They have made repairs on the irrigation system. They will work on spreading marl and trimming the canopy along the entrance to Lockwood over the next month.

We discussed the new invoice approval policy and approved it.

Tony Regnier went over the tennis court/amenities park plans. We discussed the size of the buffer and the need for a sidewalk and lighting. Paul made a motion that we install the wiring for tennis court lights but not the poles. The motion passed unanimously. Mike moved that we approve the contract for the tennis courts and begin work on those while we gets estimates for the landscaping required by the state. The motion passed unanimously. Tony will work with the contractor on the tennis courts. Charlie will get estimates on the landscaping. The use of the old tennis surface for parking is a temporary solution, and that completion of our parking and roadway plans would occur when a final design of the Community Center is approved.

We voted unanimously to sponsor a hole for \$100 in the upcoming Closer to Home golf tournament to benefit Hospice.

The alarm in the Clubhouse has gone off several times early in the morning. Paul will post signs on all the doors reminding folks of the hours the workout room is open and that the Clubhouse alarm is armed from 11pm until 6am. He will also send out a mass emailing.

A resident asked about considering allowing fencing of entire yards. The Board discussed this and decided to defer any decision until next year.

John reported that we have gotten our pool permit renewed. The back gate was granted an exception, but we were warned that the double key system may pose a safety hazard. We will consider a key card system in the next budget. The chair lift for the pool does not work for anyone over 100 pounds. We will consider repairs/replacement in the next budget.

Mike shared the new budget summary format.

Joe reported that the new website visitation response has been disappointing.

Kitty stated that the phone directory will be emailed to residents this year.

Charlie asked that the CSC make a presentation to the Board on how they operate. They will speak at a future meeting.

Guests asked questions.

Theresa Tesse asked if properties owned by the POA had voting rights. They do not. She suggested a questionnaire to update phone numbers.

Sharon Van Dusen said the current website provides an area to update information.

Ruth Collins asked if she could have a list of email addresses. Gordon explained that when residents originally shared email addresses, we promised not to share them.

Carlton Cox asked that the truck that carries away the debris from the yard waste pile be covered. Charlie will speak to Dale about this.

Jerry Karr said keeping dogs inside backyard fences could disturb golfers.

Joe Tesse suggested that we advertise the website address on every document we publish.

The meeting adjourned at 5:35. The August 18th meeting will be closed because we will be discussing residents who are delinquent with their dues.

Submitted by Kitty Kesler