

**Deerlake Village Community Association  
Board of Directors  
Third Quarterly Meeting Agenda and Reports  
September 10, 2020 3:30 p.m. via Zoom**

**Welcome—Call to Order—John Brown, President**

- \*Recognize New Residents**
- \*Thanks to All Committee Chairs and Members**
- \*Volunteer Position Openings**

**Treasurer's Report—Brenda Bryan**

**2020 Nominating Committee Update—Max Decklever**

**Nominations From the Floor—John Brown**

**DVCA Voting Procedures—John Brown**

**Geese Management Update—Jim Boettcher**

**Committee Reports**

- \*Architectural Review—Phil Davis**
- \*Clubhouse—Maggie DiRocco**
- \*Community Activities—Jim Grecni**
- \*Community Relations—Lelia Graham**
- \*Directory—Robert Overbeck**
- \*Emergency Preparedness—Sue Hyde**
- \*Finance—Brenda Bryan**
- \*Lake Management—Khoi Le**
- \*Landscape Review—Ginny Boettcher**
- \*Maintenance—Tim Robinson**
- \*Membership Directory—Robert Overbeck**
- \*Newsletter—Rich Schram**
- \*Pool—Sandy Westney**
- \*Welcome—Diane Toulson**
- \*White Squirrel Lane—Marcia Schneider**

**Borhaug Development Update—John Brown**

**New Business**

**Adjournment**

**Open Discussion**

**Reminder:  
ANNUAL MEETING  
Thursday, December 10, 3:30 p.m. *via Zoom*  
(format subject to change pending state COVID mandates)**

**TREASURER'S REPORT**

**Brenda Bryan, Treasurer**

DVCA has a balance of \$ 256,822.26 as of August 31, 2020 in various bank accounts. The total operating expenses to date are \$67,131.56 which is 62.89% of our yearly operating budget. \$6,100 has been expensed from our Capital Reserve account since June 1, 2020. These expenses included Clubhouse Redecorate Kitchen in the amount of \$100 to Jackson Painting, Clubhouse Redecorate Interior in the amount of \$100 to Jackson Painting, and from the Clubhouse Paint Exterior to Jackson Painting in the amount of \$5,900.

**DEERLAKE VILLAGE COMMUNITY ASSOCIATION  
SECIND QUARTER COMMITTEE REPORTS  
JUNE 24, 2020**

**ARCHITECTURAL REVIEW**

**Phil Davis, Chair**

**Members: Bob Anson, Bob Cole, Bill Harper, Bob Kellar**

2020 Q3 Summary:

- Processed 10 residents' Requests for Modification:
  - 2 residents replaced garage doors
  - 1 resident painted the exterior of their home
  - 2 residents added or modified the screen porch / deck
  - 1 resident added a gas line for a BBQ
  - 1 resident added a bay window
  - 1 resident replaced exterior garage lights
  - 1 resident added wrought iron hand railing to the front steps
  - 1 request for a storage building was returned with suggestions
- New home construction:
  - Nancy & Wayne Carter, Lot 62, 660 Deerlake Road, occupied their new home and completed the driveway. Final landscaping is being determined.

**CLUBHOUSE COMMITTEE**

**Maggie Di Rocco Chair**

**Members: Phyllis Blackard, Irene Crosby, Pat Crawford, Nancy Davis, Rita Decklever, Mary Schram, Lou Shelley, Jill Anderson (library organizer)**

No report

## COMMUNITY ACTIVITIES

**Jim Grecni, Chair**

**Members: Richard Hardy, Lyn O'Hare, Lou Shelley, Nancy Stoutamire, Don Washington**

During the 3rd quarter the Community Activities Committee sponsored a successful food drive for Sharing House and a hike in Pisgah Forest. Lou Shelly was added to the committee - we thank Lou for his service. The committee continues to explore ideas on how to sponsor events while staying safe in these Covid-19 times. Please send ideas to any committee member.

## COMMUNITY RELATIONS

**Lelia Graham, Chair**

No activity.

## CONSERVATION EASEMENT

**Don Herman, Chair**

**Members: Dave Gunther, Gary Satkamp, Geoff Southworth, Walter Striedieck**

Conserving Carolina completed the annual monitoring of the conservation easement property. They indicated that the newly installed culvert is serving as intended. NO findings were reported.

The majority of the committee's efforts are on routine maintenance work – primarily removing trees and limbs that had fallen on the trails, trimming trail side bushes and clearing clogged culverts. Continued work on removing invasive species from the woods. Removal of invasives has resulted in a marked increase of naive plants including jewel weed, fern, Jack in the pulpit, trout lily and hill cane.

## EMERGENCY PREPAREDNESS

**Sue Hyde Chair**

**Member: Bobbie Oldenburger**

The Emergency Call Lists were updated and submitted to Kevin Shook, the Transylvania County Emergency Management Director, in July. A meeting was held with Kevin Shook, John Brown III, Bob Agnew and Sue Hyde present. The discussion focused on planning for the evacuation of Deerlake Village in the event of an emergency and the effect the Borhaug Construction and future development may have on traffic flow on Deerlake Road.

**HELP WANTED: This committee needs more members! Please contact Bob Agnew, 404-702-7845 / bagnew@emory.edu or Sue Hyde, 605-880-1707/suehyde617@msn.com**

## FINANCE

**Brenda Bryan, Chair**

**Members: Dorothy Chapman, Don Herman, Mary White**

During the third quarter, the committee:

- Reviewed DVCA insurance policies and all vendor required Certificate of Insurance forms
- Reviewed PNC and Fifth Third Bank Money Market funds accounts/rates
- Collected and prepared 2021 Budget Worksheets from Committee Chairs
- Reviewed 2021 Budgets for presentation at the September Board Work Session

## LAKE MANAGEMENT

**Khoi Le, Chair**

**Members: Jack Baldrige, Philip Davis, Pam Fuhrer, Richard Hardy, Walt Striedieck, Jim Douglas, Rainer Hoeke, and Mike Thompson**

The Lake Management Committee welcomes new member Michael Thompson.

For the quarter, Committee members have conducted two dam inspections and found everything to be normal.

Estimates to repair Lambo creek forebay / sediment pond have been obtained and funds have been requested in 2021's Operating budget.

Water Quality sampling was done in July and the results show that our lake's water quality is very good.

## LANDSCAPE REVIEW

**Ginny Boettcher, Chair**

**Members: Mary Agnew, Cindy Bland, Miles Coady, Gil Garner, Mike Gruber, Dolores Littleson, Susan Toscani, Agnes Tyna**

The LRC has received 53 applications for landscape modification this year to date. The applications concerned large scale pruning, drainage, erosion control, master landscape planning, walkway repairs, rock and timber retaining walls and tree removal.

We are happy to welcome Miles Coady, returning member from Florida and Agnes Tyna, new member. They are important additions to our committee and contribute greatly.

## MAINTENANCE

**Tim Robinson, Chair**

**Members: Miles Coady, Bob Cole, Patrick Crosby, Don Herman, Ken Kolb, Jim Pierce, Earl Stifflear, Chris Williamson (35° North contact)**  
**Projects completed:**

- Simpson Concrete completed the sidewalk repair at just under their estimate. Cost \$9600.
- Roess Mechanical performed annual maintenance on the clubhouse heating/AC units and replaced the ballroom thermostat which has been problematic.

### **Projects scheduled:**

Isaac's Tree Service was the only bidder of four requested and has been contracted to remove two nearly dead cherry trees in the meadows for \$800.

Tim Robinson, Maintenance Chair, has taken a leave of absence from the committee for an indefinite period due to personal reasons. As of this date, the board has not appointed a replacement.

There were no meetings this quarter. The clubhouse continues to be monitored daily despite very little usage.

## MEMBERSHIP DIRECTORY

### **Robert Overbeck**

We are going back to publishing two directories a year and the next one will go out with the October Diary. Please submit any changes by September 15.

We are looking for a volunteer to print the labels for the Deerlake Diary and other mailings such as ballots and assessments. The Diary labels are generated toward the end of each month, the assessments at the end of the year, and ballots at various times as the need arises. In the case of the Diary, labels are printed and delivered monthly to the volunteer who folds and labels the Diaries (presently the Reischs).

Nothing else to report.

## NEWSLETTER

### **Rich Schram, Editor**

*Deerlake Diaries* were compiled, published, and mailed for July, August, and September in a timely manner. Included in the September *Diary* was a request for a volunteer willing to spend about 30 minutes per month printing the labels needed to mail the *Diary*. Labels will be provided by the DVCA. The job is available. Again, thank you to Mary Schram for editorial assistance, Robert Overbeck and Kris Fulmer for label preparations, and John and Jean Reisch for final *Diary* folding/label application.

## POOL

### **Sandra Westney, Chair**

**Members: Teresa Coady, Pam Fuhrer, Penny Grecni, Sherry Lawter, Lisa McHenry, Judy Pierce, Dan Tyna, Margo Williamson**

The Pool Committee has welcomed a new member this month, Dan Tyna.

The new Pool deck was completed in July along with the major pool cleaning. This allowed us to open the pool on July 17<sup>th</sup> under strict Covid-19 guidelines. The pool has seen a steady stream of daily swimmers. With community cooperation and a system of volunteer cleaners we hope to remain open into October maintaining the current guidelines, weather permitting.

The Committee has voted to move forward with a project to have hydraulic gate closers installed on the two main pool gates. This will alleviate current ongoing issues with gate hinge adjusting and assure gate closure and security. Details to be submitted in the near future.

## WELCOME

### **Dianne Toulson, Chair**

**Member: Bob Agnew**

The Welcome Committee sent welcome materials to new residents and lot owners, made welcome phone calls to those who returned the surveys we sent, and distributed ID tags. We have been unable to have a Welcome Orientation for new residents since February due to Covid-19, but are planning a zoom/outdoor Orientation for late September or early October.

## WHITE SQUIRREL LANE

### **Marcia Schneider, Chair**

**Members of Committee: Lot owners on White Squirrel Lane**

No report.