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MINUTES OF HOA QUARTERLY COMMUNITY MEETING

1 message

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Mon, Jul 3, 2023 at 9:23 PM

JUNE 22, 2023

HOA QUARTERLY COMMUNITY MEETING

MASTER BOARD

1) DOROTHY BUFFONE (PRESIDENT OF MASTER BOARD) THANKED RESIDENTS WHO HAVE HELPED WITH ON-GOING PROJECTS. THEY INCLUDE:

- BUTCH LEVESQUE, TONY RYAN AND BOB MARGIES WHO PAINTED THE TWO POOL BATHROOMS AND FLOORS.
- TONY AND KARINA RYAN WHO REPLACED THE DEAD TREE BESIDE THE POOL FENCE.
- LARRY SCHMITZ WHO REPAIRED AND PAINTED THE DAMAGED WALLS IN THE CLUBHOUSE.
- STEVE BAUER WHO PURCHASED AND REPLACED THE POOL CLOCK.
- BUTCH LEVESQUE WHO MAINTAINS THE PONDS FOR US.
- BARB DOBSON WHO MAINTAINS THE ROSE BUSHES AT THE MAIL KIOSK.
- ADAM MAPLES, MIKE HURD AND KEN EISEL WHO ARE OUR LIAISONS WITH US LAWNS.
- HILDA SULLIVAN, LIZ REGAN AND JIM FULMER WHO SERVE ON THE ACC.
- LINDA KLIEN AND JIM FULMER WHO CONTINUOUSLY WORK ON OUR FINANCES.
- DAVE BAZIK WHO PUTS OUT OUR CLUBHOUSE TRASH WEEKLY.
- SHARON FOX WHO CREATES AND DISTRIBUTES OUR COBBLESTONE NEWSLETTER.
- BARB DOBSON, SHARON FOX AND NANCY FULMER WHO MAKE UP THE SOCIAL COMMITTEE.
- ALL OF OUR BOARD MEMBERS WHO WORK TO ALWAYS KEEP OUR NEIGHBORHOOD LOOKING GOOD AND WHO TAKE CARE OF ANY PROBLEMS THAT ARISE.

2) SWIMMING POOL

- WE NOW HAVE A POOL COMMITTEE HEADED BY STEVE BAUER.
- THERE ARE CHIPS ON THE BOTTOM OF THE POOL SURFACE. THESE ARE BEING REPAIRED BY AQUATECH. WE DO NOT HAVE A DATE YET BUT SINCE THE REPAIRS CAN TAKE PLACE WITHOUT DRAINING THE POOL, INCONVENIENCE WILL BE AT A MINIMUM.
- WE ARE ALSO PRICING POOL UMBRELLAS TO REPLACE THE EXISTING ONES. PRICING IS ALSO BEING OBTAINED FOR TABLES FOR THE POOL DECK. (CEILIA WOLF SUGGESTS CHECKING WITH RESTRAP.)

3) NEARBY HOMELESS PEOPLE AND TRESPASSERS

- A HOMELESS MAN HAS BEEN LIVING IN THE WOODED AREA AT THE TOP OF RIDGELINE. LEE STORMS HAS TAKEN THE LEAD AND FOUND OUT THAT THE PROPERTY IS OWNED BY A COMPANY IN CALIFORNIA WHO ALSO OWNS THE SHOPPING CENTER.
- LEE STORMS' REPORT
 - A) THE OWNER OF FOOD LINE ALSO OWNS THE PROPERTY IN QUESTION.
 - B) TODAY THE MANAGEMENT MET WITH POLICE OFFICERS WHO TOLD THE HOMELESS MAN TO BE GONE BY 4:00 THIS AFTERNOON.
 - C) THE MANAGEMENT COMPANY SAID THEY WOULD SEND THEIR MAINTENANCE TEAM TO CLEAN UP THE MESS WHICH IS HORRENDOUS
 - D) SUGGESTION FOR A COMMUNITY CLEAN UP

- THERE HAVE ALSO BEEN REPORTS OF NON-RESIDENTS WALKING THROUGH THE TOWNHOME PROPERTY WITH SUITCASES, ON TRASH DAY.
 - THERE HAVE ALSO BEEN REPORTS OF NON-RESIDENTS WALKING THROUGH THE TOWN HOMES WITH BACKPACKS. THESE PEOPLE ARE CHECKING OUT FRONT DOORWAYS AND IT IS THOUGHT THAT THEY MAY BE LOOKING FOR DELIVERIES.
 - THE TOWN HOME STREETS ARE PRIVATE AND, THEREFORE, THESE PEOPLE ARE TRESPASSING!
 - THE POLICE HAVE TOLD US THAT ONE OF THE HOMELESS PEOPLE SEEN IS WANTED BY THE POLICE. HE IS A RUNNER AND ALWAYS HAS A BACKPACK.
 - THE FOUR WHEELERS THAT HAD BEEN SEEN IN THE NEIGHBORHOOD HAVE NOT BEEN BACK SINCE THEY WERE SEEN WITH THE POLICE IN RETREAT AT RAYFIELD. THE MINI-BIKE THAT HAD BEEN USING OUR STREETS HAS ALSO NOT BEEN SEEN RECENTLY.
 - A) THE POLICE HAVE INSTRUCTED US TO CALL 911 (NOT THE NON-EMERGENCY NUMBER) IF YOU SEE ANYTHING UNUSUAL HAPPENING. THEY CANNOT DO ANYTHING UNLESS THEY SEE THE PEOPLE ON THE PROPERTY.
 - BECAUSE OF THESE CONCERNS, THE CRIME WATCH COMMITTEE WILL BE HOLDING A MEETING WITH SGT. BILL MURPHY ON JUNE 28 AT 7:00. THE TOPICS WILL BE SAFETY, DEALING WITH STRANGERS AND HOMELESSNESS IN OUR COMMUNITY.
- 4) ADDITIONAL LIGHTING IN THE PARKING LOT
- ADAM MAPLES' REPORT
 - A) THE ORIGINAL PLAN CALLED FOR TWO POLES ACROSS THE PARKING LOT FROM THE CLUBHOUSE.
 - B) THERE HAVE BEEN THREE DIFFERENT REPRESENTATIVES FROM DUKE ENERGY WITH WHOM ADAM HAS DEALT.
 - C) THE MOST RECENT REP HAS SUGGESTED ONE POLE WHICH WILL SAVE US MONEY. THEY WILL BEGIN WITH MEDIUM ILLUMINATION WHICH SHOULD ILLUMINATE THE ENTIRE PARKING LOT.
- 5) POOL CARDS
- BARB DOBSON'S REPORT
 - A) THE ENTIRE SYSTEM HAS BEEN REPLACED AND UPGRADED.
 - B) IF YOU TRY TO ENTER THE POOL AND THE GATE DOESN'T OPEN, DO NOT REACH OVER AND TRY TO OPEN IT.
 - C) THE GATE TO THE POOL AREA OPENS AT 7:00 AM AND CLOSES AT 9:00 PM – YOU MAY NOT ENTER THE POOL AREA EXCEPT DURING THOSE HOURS.
 - D) THE CORD THAT IS ACROSS THE POOL MUST NOT BE REMOVED. IT DISTINGUISHES BETWEEN THE SHALLOW END AND DEEP END. IT IS A SOUTH CAROLINA LAW THAT THIS MUST REMAIN IN PLACE AT ALL TIMES.
 - E) IF THERE ARE ANY PROBLEMS WITH THE POOL CARDS, CONTACT NANCY FULMER OR BARB DOBSON.
- 6) DIPS IN ROADS
- DOROTHY CONTINUES TO CALL THE LANCASTER COUNTY ROAD COORDINATOR AND HE CONTINUES TO TELL HER THAT THEY WILL CHECK ON IT. SHE WILL PERSEVERE WITH THIS.
- 7) CYBER SECURITY
- THE MASTER BOARD HAS HAD A REQUEST THAT WE SHARE OUR WIFI PASSWORD FOR USE BY A FEW OF THE CLUBS THAT USE THE CLUBHOUSE. THERE ARE QUITE A FEW MEMBERS OF THOSE CLUBS WHO ARE NOT COBBLESTONE RESIDENTS. THAT SYSTEM WAS CREATED STRICTLY FOR USE BY THE BOARDS AND THE FINANCIAL COMMITTEE.
 - THE MASTER BOARD MET WITH JOHN STEPHENS, A RESIDENT OF THE SINGLE FAMILY HOMES, WHO IS AN EXPERT IN CYBER SECURITY AND EMPLOYED BY NOVANT.
 - JOHN ADVISED AGAINST ALLOWING THIS AND THE BOARD UNANIMOUSLY AGREED.

- JOHN FELT THAT THE BIGGEST PROBLEM WOULD BE OUR LIABILITY IN THE CASE OF SOMEONE BEING HACKED.
- JOHN DID SPEAK TO THE GROUP AND SAID THAT IN ORDER TO HAVE A GUEST PASSWORD SUCH AS A DOCTOR'S OFFICE HAS, WE WOULD NEED TO HAVE A TOTALLY SEPARATE VIRTUAL NETWORK THAT WOULD BE EXPENSIVE AND WOULD HAVE TO MEET SPECIFIC GOVERNMENT REGULATIONS. HE POINTED OUT THAT EVERYONE HAS ACCESS TO HOT SPOTS AND WE HAVE A POWERFUL TOWER RIGHT ACROSS THE STREET THAT SHOULD HANDLE ANYTHING THAT WE NEED. HE SAID THAT WE, AS THE AVERAGE USER, HAVE A LACK OF KNOWLEDGE OF WHAT WE EXPOSE WHEN WE ARE ONLINE.
- JOHN OFFERED TO HAVE HIS COMMUNITY OUTREACH TEAM CAME TO A COMMUNITY MEETING IN THE FALL TO DISCUSS WHAT WE ALL SHOULD BE DOING TO BE CYBER SAFE. THEY BRING AWARENESS, EDUCATION AND TRAINING TO VARIOUS LOCATIONS.

8) QUESTIONS AND ANSWERS

- Q – ARE THE TREES THAT WERE REMOVED AT THE END OF STREAMHAVEN GOING TO BE REPLACED AND WHEN?
A – WE MUST WAIT UNTIL FALL AFTER THE STORM SEASON TO SEE WHAT WE HAVE LEFT IN THE BUDGET BEFORE WE CAN ADDRESS THAT.
- Q – WHAT IS THE PLAN AND WHAT IS THE COST?
A – WE TOOK DOWN ONLY ONE TREE AND TRIMMED DEAD LIMBS OFF OF THE OTHERS. THE PROPERTY OWNER ON DOGWOOD TRAIL LANE TOOK DOWN SOME TREES AT THE THE BACK OF HIS LOT WHICH OPENED UP THE AREA QUITE A BIT.
SUGGESTION: HOW ABOUT A STOCKADE FENCE WITH SMALLER PLANTS IN FRONT?
- Q – HOW CLOSE IS THE PROPERTY LINE TO THE STREET?
A – WE DON'T KNOW.
- Q – WHAT IS THE SCHEDULE FOR US LAWNS TO TRIM THE SHRUBS?
A – THEY TRIM THE SHRUBS THREE TIMES PER YEAR.
- Q – THE STREET SIGN AT THE BACK ENTRY TO COBBLESTONE NOW SAYS SHELLY MULLIS. WHY?
A – THAT IS THE COUNTY. THERE IS A RIDGELINE LANE SIGN BUT IT IS A SMALL STREET SIGN AT 521 AND NOT OVER THE STREET AS THE SHELLY MULLIS SIGN IS. DOROTHY COMMENTED THAT SHE HAS BEEN CALLING THE COUNTY FOR TWO AND A HALF YEARS; THEY SAY THEY WILL CHECK BUT THEY LIE!!
- COMMENT: APRIL STEPHENS REFERENCED THE SUGGESTION FOR A COMMUNITY CLEAN-UP AND THINKS IT WOULD BE A GREAT COMMUNITY BUILDING PROJECT. APRIL WILL BE CHAIRING A COMMITTEE TO ORGANIZE FOR A CLEAN-UP DAY.

TOWN HOME BOARD

- 1) COMMUNITY DAY
 - WE PLAN TO BEAUTIFY THE END OF CHASEWATER WITH A SPLIT RAIL FENCE AND A STEP-UP PATH. THIS WILL BE DONE IN JULY.
- 2) SHRUB TRIMMING
 - US LAWNS HAS NOT COMPLETED THE SHRUB TRIMMING DUE TO THE RAIN
- 3) PARKING ON SIDEWALKS
 - PLEASE DON'T PARK ON THE SIDEWALKS. THEY HAVE RECENTLY BEEN REPAIRED AND ARE NOT STRONG ENOUGH TO HOLD A CAR.
 - IF THIS DOESN'T STOP, WE MAY HAVE TO PUT UP A SIGN.
- 4) SEALING THE STREETS
 - THE STREETS IN THE TOWNHOMES ARE PRIVATE AND, THEREFORE, MUST BE MAINTAINED BY THE HOA.
 - IT HAS BEEN A HASSLE TO GET CONTRACTORS TO GIVE A QUOTE FOR SEALING THE STREETS BUT WE HAVE OBTAINED ONE FOR \$40,000.

- 5) INVESTING RESERVE FUNDS
 - JOE HAS TALKED WITH A REPRESENTATIVE OF TD BANK ABOUT INVESTING A PORTION OF THE RESERVE FUNDS – POSSIBLY IN CDS. HE WILL SPEAK WITH THEM AGAIN NEXT WEEK.
 - JIM FULMER SUGGESTED THAT JOE INQUIRE IF THEY ALLOW BORROWING AGAINST THE CD TO AVOID LOSING THE POTENTIAL INTEREST INCOME.
 - JOE LOOKED AT BASK BANK WHICH IS A DIVISION OF TEXAS BANK, AN ONLINE BANK; HOWEVER, ONLINE BANKS ARE FOR INDIVIDUALS ONLY.
 - LINDA KLEIN OFFERED TO HELP WITH A FINANCIAL POLICY TEMPLATE.
- 6) US LAWNS IRRIGATION REPAIR
 - CELIA ASKED IF JOE OR ADAM GAVE PERMISSION TO DO THE IRRIGATION REPAIR.
 - JOE GAVE PERMISSION.
- 7) IRRIGATION SYSTEM
 - JOE IS LOOKING FOR A NEW IRRIGATION SYSTEM – SAYS IT “IS A MESS”.
 - CEILIA SUGGESTED CHARLOTTE IRRIGATION OR WATER SAVERS.
 - JIM FULMER SUGGESTED LUTHER MURRAY AND WILL GIVE HIS PHONE NUMBER TO JOE.
- 8) IRRIGATION SCHEDULE FOR COMMON OPEN SPACE
 - NANCY BRADLEY COMMENTED THAT THE SPRINKLERS WATER THE COMMON OPEN SPACE ON THURSDAY WHICH IS THE REGULAR DAY FOR THE GRASS TO BE CUT.
- 9) POOL GATE
 - JOE IS WORKING ON KEEPING THE POOL GATE FROM SLAMMING.
- 10) POOL STORAGE ROOM
 - BARB DOBSON’S REPORT
 - A) THE POOL STORAGE ROOM GETS REALLY HOT WHICH IS NOT GOOD FOR THE EQUIPMENT IN THERE.
 - B) IT NEEDS A VENTED FAN OR A/C UNIT.
 - C) A SPLIT A/C SYSTEM COSTS ABOUT \$2,000.
 - D) BUTCH WILL LOOK AT IT TO DETERMINE WHAT CAN BE DONE.
 - E)

THE MEETING WAS ADJOURNED BY DOROTHY BUFFONE.

SUBMITTED BY:

NANCY FULMER
SECRETARY
COBBLESTONE MASTER BOARD

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Dorothy Buffone, President
Barbara Dobson, Vice President
Nancy Fulmer, Secretary/Treasurer
Cobblestone Master Owners Association, Inc.