

The Club at Twelve Oaks
Meeting Minutes
Sunday, January 31, 2021

Members in Attendance: Tina Jenkins, Scott Carnes, Nikki Gaudio, Allison Taylor, Amanda Watson, Rusty Whittington, Beverly Bowman

Meeting called to order at 4:03pm by Amanda Watson

Financial Breakdown:

- Cash on hand for 2020 is \$17,057 (includes \$3,300 in rentals, good considering pandemic)

Additional Business:

- Lien paperwork needs to be filed Phillis Williams (Scott's neighbor)
- We need to prioritize work for the pool and keep any extra coping could be kept for use in the future. This work should be done before the pool opens. We are planning on opening the pool on May 10th.
- Women's downstairs bathroom should be done first but we need to look into it because it may be cheaper in the long run to do both at the same time
- Keep the landscaping on radar: rocks, dead shrubs, etc.
- Clubhouse main flooring – speak more about next meeting
- Replace dining room chairs – speak more about next meeting
- Paint Kitchen Cabinets – speak more about next meeting
- Change Kitchen counter tops – speak more about next meeting
- HVAC – needs to be completed soon
- Basement man floor needs Poxo but is a low priority
- Mechanical 240-volt timer for pool pump will be looked at by Rusty.
- See if Bower can caulk the crack in the concrete of the pool. Find out if they will need to completely drain the pool to do repairs or can it just be drained low.
- Amanda will call water company to get an accurate reading for the water bill
- Tina will contact the fire department to see if they can give us a flat fee to re-fill the pool
- Repair the steps and landing of the deck by spring
- Rusty made a motion to move forward with the pool and Scott 2nd
- We will wait on the deck railing labor cost and will come back together after we receive that info
- We need to look into the Shuttered Venue Program which re-coops approximately \$2,000, free and clear, for the club. The extra funds can be added

to the principal of the mortgage. Amanda is looking into refinancing. We owe \$87,000 to the bank and we pay \$1,400/month. We will also look into adding an extra \$500 per month to principal to help pay down the mortgage quicker

- We will talk about pro-rations of membership dues later but March 1st will be the deadline for the discount
- Beverly and Amanda will talk about the website: adding keyword tags so that our name will come up earlier in a google search and adding options for members to pay electronically
- We will table the deck railing until we get other quotes

Rentals

- 3 for February, 2 for March, 3 for April and 3 for May, so far

Prioritizing

- #1. Pool
- #2. Deck – Scott will get another quote
- #3. Basement Bathroom Floors – Scott will get another quote
- #4. Landscaping repairs
- #5. Air Conditioner

NO UPCOMING EVENTS TO REPORT AT THIS TIME

*******Next General Membership Meeting, TBA*******

Meeting adjourned at 5:30pm, Motioned by Amanda, 2nd by Rusty