



TELLICO HARBOR PROPERTY OWNERS' ASSOCIATION
2000 Cherokee Dr.
Maryville, TN 37801

POA Working Session Meeting Minutes
Date 2/1/24

Attendees: Don Sloan (President), Richard Snyder (Vice President), Brenda Fenholtz (Treasurer), Ron Tiller (Director at Large) Jo Ervin (Secretary)

Call Meeting to Order

Don Sloan called the meeting to order at 6:30 PM.

Approval of Last Month's Minutes

A motion was made by Ron and seconded by Don to approve the minutes of the 01/09/2024 working session meeting then they were approved by the board.

Treasurer's Report

Brenda presented the budget for discussion. Brenda will email the final proposed draft to board members for approval before next board meeting so it will be approved to present at the next board meeting.

Brenda said most everyone has paid the 2024 dues with the rest expected by 2/5/24.

Social Committee

Don presented a draft of the Social Committee agenda for 2024. The board approved \$1000 for the 2024 budget the Social Committee.

Welcome Committee

A budget of \$75 was approved for the Welcome Committee for 2024.

Maintenance

Richard presented quotes on the following projects and the projected cost for each item:

Front Sprinkler Repair \$1,600
Window Replacement \$800
Web Redesign \$500
Landscaping Front \$500
Total: \$3,400

Old Business

Richard presented the following contact information for the Tellico Harbor POA attorney, Melanie Davis, her paralegal is Michelle Gladstone. Her firm is:

Kizer and Black Attorneys PLLC
[217 E Broadway Ave](#)
[Maryville, TN 37804](#)

Motion was made by Brenda and seconded by Jo to approve Carol Earnest and Margie Weeks to clean clubhouse with payment of total \$75 monthly. Carol and Margie would be paid \$65 split equally and \$10 a month for cleaning supplies. Don will confirm with Carol that they still want to clean clubhouse and coordinate putting service agreement in place.

The board discussed the suggestions from Jim Horton on the updates of the Rules and Regulations. After lengthy discussion some of the suggestions were either agreed upon, redone or left as they were. Don suggested to have more working sessions to complete before deadline and to follow up with Jim to clarify and understand better some of the changes he is suggesting.

Motion to Adjourn Meeting

Ron made a motion to adjourn the meeting it was seconded by Richard and approved by the board at 8:45 PM.

Respectfully submitted,

Jo Ervin
Secretary Tellico Harbor Property Owners Association