



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

POA Closed Meeting Minutes
Date 2/11/25

Attendees: Richard Snyder (Acting President), Brenda Fernholz (Treasurer), Ron Tiller (Director at Large), Jo Ervin (Secretary) Matt Ostmeyer

Call Meeting to Order

Richard Snyder called the meeting to order at 6:30 PM.

Approval of Last Month's Minutes

A motion was made by Ron and seconded by Brenda to approve the minutes of the 1/7/2025 then they were approved by board.

Treasurer's Report

Brenda read the treasurer's report. She reported the Volunteer Federal checking account beginning balance of \$6,370.57 and an ending balance of \$34,311.16 as of 2/5/2025.

We have a CD the amount of \$51,173.54 and a second CD in the amount of \$20,465.42 at Peoples Bank.

A motion to approve and accept the treasurer's report was made by Ron and seconded by Jo then passed by the board.

Old Business

Richard reported there would not be any new paving done this year on the roads in the subdivision but said he would get with the city to see if that could be changed.

Richard reported he is working on a revised email distribution list and a revised member directory along with a revised property owners lists by lot number and by name.

Richard discussed the proposed 2025 budget draft and suggested the carry over from 2024 be moved to the 2025 budget. A motion was made by Jo and seconded by Ron to move the carry over from the 2024 budget to the 2025 budget. Motion was then approved by the board.

Richard shared with the board that we have received 77 yes votes back from members on the Amendments and Restated By-laws and Covenants as of 2/11/25. We need to receive at least 109 yes votes for the new covenants to pass which would be 2/3 of the membership. Richard

said he would sent out an email to all members reminding them to get their vote back by 2/18/25 deadline to be eligible for a drawing for one member to receive their POA dues paid for one year. The drawing will be held at the 3/18/25 board meeting. Final covenants voting will be 3/18/25. Richard shared feedback from members he had talked with about the changes and said they were mostly good comments. Registration for the new covenants with Monroe County deadline is 4/5/25.

Discussion was held on upcoming election. It was decided ballots for the election along with copy of budget would be mailed out 2/18/25.

Motion to Adjourn Meeting

Ron made a motion to adjourn the meeting which was seconded by Jo and approved by the board at 7:05 PM.

Respectfully submitted,

Jo Ervin
Secretary Tellico Harbor Property Owners Association