

Idlewild Property Owners Association Annual General Meeting April 25, 2021

Meeting was called to order at 1:04 P.M.
Chuck Gripp presided.

Current Board Members in Attendance:
Chuck Gripp, President
Bud Baker, Treasurer
Will Duncan

Architectural Committee Members in Attendance:
Justin Clements

Nominees for ARC in Attendance:
Donna Leketa
Gary Langswager

Agenda Approval

Although many property owners were present, there were not enough to reach a quorum. Number of property owners in attendance and/or had submitted proxies: 63. Those present approved the meeting.

Financial Information

Bud Baker presented the current financial status and hand-outs were provided. Finances continue to be very good, due in large part to most property owners paying the annual dues and 10 lot transfer fees. Bank account is nearly the same as it was 4 years ago. Largest expenses continue to be landscaping and the pool. A 9-1-1 phone will soon replace the current landline emergency phone. \$36 bank charge was explained. Mail expenses were explained. Bud Baker was recognized for his service as the treasurer.

The Financial Report for 2021 was approved.

Summary of 2021 Business

Chuck Gripp presented a Summary of Business for the period under review. Topics covered included:

- Settling a previous lawsuit
- Repairing the brick front entrance wall after it was accidentally knocked down

- Removing shrubbery in the median for improved visibility and safety ● Progress of the Lake Doctors company to chemically clean the retention pond on St. Charles Court
- Clean-up (still ongoing) from Hurricane Sally
- Pool issues:
 1. Lights were repaired and put on timers
 2. The deck needs to be resurfaced
 3. Fans need to be replaced in the restrooms
 4. Security cameras need to be activated
 5. Restroom floors need to be finished
 6. Wrought iron fence needs to be replaced
 7. Palm trees need to be trimmed again.

Election of Board of Directors for the Coming Year

An election of new board members could not be held due to lack of quorum. New members must, therefore, be appointed by the current board.

Ryan Herrington has requested to be released from the board. The board will now consist of 5 members.

On May 13, 2021 at 7 P.M. the board met and appointed the following new volunteers to the 2021-2022 Board:

Chuck Gripp, President

Bud Baker, Treasurer

Kim Brown, Secretary

Will Duncan

Dayton Niehuss

The board also appointed Justin Clements, Donna Leketa, and Gary Langswager to the Architectural Review Committee.

Open Forum

- A new fence proposal was read, concerning 8 foot high fences being permitted on fences that border on Fairhope Avenue and US Highway 181 to help alleviate traffic noise.
- A notice was read about a proposal to allow recreational vehicles to be placed behind fences. Several owners were not in favor of permanent RV storage on properties but were understanding about families having RVs for short periods of time in preparation for vacations, etc.

- Discussion about 2 partial roads extending through to Highway 181. It is understood that those roads would not be completed.
- Discussion about retention ponds and land along Highway 181. Developers did not take care of these areas. Several owners will call the City of Fairhope to see what can be done.
- Discussion, led by Will Duncan, about replacing brick mailboxes as needed. New laws prohibit the brick mailboxes that we have now. There was discussion about gradually replacing brick mailboxes with wrought iron mailboxes as needed. Uniform color was proposed.
- Discussion about gradually planting young new trees in the median. ● Discussion about two properties that are not in compliance with CC&Rs. Letters will be sent by the board.
- Discussion about outdated CC&Rs. They need to be updated by a lawyer. ● Discussion about the Windmill / Royal Lane areas that are not being cut by the landscapers or the city. The board will look into this to try and remedy the situation.
- Discussion about pool cards not working. The pool company has locked the gate several times despite requests to switch to the summer schedule. They will be reminded again.
- Discussion about unsupervised youth at the pool. Equipment and fences have been broken. It has become necessary to lock the pool area at 9 P.M. every night and unlock the pool area every morning at 8 A.M. Mike Warren volunteered to help.
- Discussion about reinstating the Idlewild Facebook page. Dianne Casolaro volunteered to supervise it and will work with Kim Brown.
- There was a request to approach the Fairhope Police Department about patrolling our neighborhood for speeding cars.
- There was a question about whether or not we have a board walk-through of the neighborhood. We do not.
- Discussion about going before Fairhope Single Tax to request their involvement in finishing sidewalks, improving drainage, etc. Denise Lores volunteered to talk to them.

Meeting Adjourned

The Annual General Meeting was adjourned at 2:35 P.M.

Chuck Gripp, President

Vicki Gripp, Temporary Substitute Secretary