

CRAFT FARMS PROPERTY OWNER ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES

Monday March 4, 2024

The Board of Directors of the Craft Farms Property Owners Association held its regular monthly meeting on Monday March 4, 2024 at Craft Farms Golf Resort in Gulf Shores. A quorum was established and President John Mitchell called the meeting to order at 3:06 pm.

Village Representatives present were Kim Gordon, Norm Randolph, Mike Mitchum, Mickey McCaleb, Gary Kreigh, Steve Makarsky and Cynthia McDermond. Absent were Statia Moody, Patricia Shamburger and Blaine Hennis. Village Alternates present were Michael Roberts and Jim Foster.

Committee Chairmen present were: Billy Adcock, Landscape committee and Joanne Randolph, newsletter. Chairmen absent were Tom Grabowski, Finance Chair and Curt Graff. Marsha Guyer, POA Manager was present and recorded minutes.

APPROVAL OF MINUTES: The Minutes from January 15, 2023 meeting were presented for approval. Kim Gordon made a motion to accept the minutes as presented and Steve Makarsky seconded the motion, all were in favor.

UNFINISHED BUSINESS:

John reported that some of the board attended our city council's work session in February regarding the right of way issue for a new sign on the west side of Cypress Bend Drive as well as the issue of drainage in several villages. John has been trying to reach the owners of the corner property where he would like to place the sign and will continue to do so. Marsha then reported that Mayor Pro Temp sent an email to schedule a meeting with him and the cities public works department to discuss these issues further.

SUB-DISTRICT ISSUES:

Cypress Bend: John reported no issues in their village.

Cypress Gardens: Mickey reported that several owners have complained about beavers chewing up the crepe myrtles on the back side of their homes. Cynthia from St. Andrews East reported that they are having a problem with beavers and so is the golf course. The club has used Wildlife Solutions to help with this issue.

Estates: Kim reported she has talked with the city regarding trapping coyotes and they no longer offer this service. Kim will also attend the meeting with the city regarding drainage.

Glen Eagles: Jim reported in Statia's absence that they have one house for sale and it now has a pending contract. They had their annual Mardi-gras parade which gets bigger every year. They now have some social gatherings on the calendar and all is well.

Pinehurst: Gary thanked everyone for their prayers after his heart attack. He recently sent a newsletter out to his village and received a great response from several owners. Some owners also expressed concerns regarding transparency which he assured them he is working on with the POA.

Prestwick: Marsha reported in Trish's absence that the plaques at their entrances have been taken down for painting and should be back up soon. They have their first beautification meeting this coming Thursday to discuss which plants they will choose for their entrance. They are having a hard time finding drought resistant plants as there is not irrigation there. She did speak to a nursery and they could not recommend any type of plant. John mentioned the irrigation for their entrance at one time came from the well across the street which is on the same property where he would like to put the Cypress Bend sign. If we are able to purchase this property, we may be able to access this well in the future.

Royal Glen: Norm reported a number of years ago their entrance off of CR4 was lite. They have three large oak trees that still have lights in them that are not working. They are obtaining three bids to see what it would cost to replace the lights.

St. Andrews: Steve reported that they have all their social gatherings on the calendar for the rest of the year. He also reported that so far, they do not have any beaver issues.

St. Andrews East: Cynthia reported on the beaver issue in their village.

Turnberry: Mike reported they voted to remove the river birch trees at their entrance which will cost all owners around \$150.00 each. Once this is completed they will get a new landscape plan together before the end of the year.

The Grove: John reported in Blaine's absence that they met with the city last week regarding drainage issues and were met with a great response.

Blaine Hennis reported by email that the city has finally addressed the drainage issue they are having in their yards, and have devised a plan with Harris Doyle. The only thing that he feels still needs addressing is the drainage at the West entrance of The Grove off of County Rd. 4. The water sits in a low spot and doesn't drain for days after a hard rain.

COMMITTEE REPORTS:

FINANCE – John reported on delinquent accounts and mentioned that we have more than we should but Marsha is sending letters and on top of placing liens. Marsha answered questions for each village rep regarding the delinquents.

ARMC – No report in Curt's absence.

GOUNDS/LANDSCAPING –Billy reported that they are almost caught up on tree trimming. They still have a couple of roundabouts that need trimming. The bus stop is due for some clean up in a week or so. Pine straw will be placed in the latter part of April after most of the remaining leaves have fallen. Dennis Lundy will be sending out the request for need in about three weeks. We are in our second year of the agreement with the same cost structure as 2023. Dye and bacteria begin in our ponds this month. Logan's crew manually removed large amounts of debris from our six ponds in January. Valeria has also begun spring cleaning he three ponds in St. Andrews. The John Deere Gator used by maintenance is need of repair or replacing. It is suffering from worn parts and has become unreliable. We are having it evaluated and will decide how to proceed. Billy also reported that the Disaster Preparedness and Recovery Team now has six members and have a presentation by the Baldwin County Emergency Management in the middle of April.

WEBSITE/NEWSLETTER – Joanne reported she would like to have input for the newsletter. Kim asks if she could remind owners to tell their landscapers that the storm drains are not to be used for yard waste. Joanne asks for clarification of guidelines for things that are allowed in front yards. She has let owners know to review their residential guidelines for each village. Marsha asks if she would remind owners of the city leash law and to clean up after their dogs.

NEW BUSINESS: The board was asked about cleaning or replacing worn street signs. John asks Marsha to contact the city about the street signs. Marsha suggested all village reps to give her a list of worn signs in their village so she can add to the list.

NEXT MEETING: The next POA Board Meeting will be Monday, April 1, 2024 @ 3:00 pm.

ADJOURN: John announced the board would go into a brief executive session once this meeting is adjourned. Mike made a motion to adjourn, Norm seconded and all agreed. The meeting ended at 3:41pm.