

**CRAFT FARMS PROPERTY OWNERS ASSOCIATION BOARD OF
DIRECTORS MEETING MINUTES**

Monday October 14, 2024

The Board of Directors of the Craft Farms Property Owners Association held its regular monthly meeting on Monday October 14, 2024 at Craft Farms Golf Resort in Gulf Shores. A quorum was established and President John Mitchell called the meeting to order at 3:10 pm.

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

Committee Chairmen present were: Billy Adcock, Landscape committee, Joanne Randolph, Newsletter and Lynn Tjeerdsma, ARMC Committee Marsha Guyer, POA Manager was present and recorded minutes. Absent was Curt Graff ARMC Chair.

APPROVAL OF MINUTES: The Minutes from September 9, 2024 meeting were presented for approval. Statia Moody made a motion to accept the minutes as presented and Cynthia McDermond seconded the motion, the motion passed.

UNFINISHED BUSINESS:

Marsha reported that she now has access so the website and minutes will be updated by the end of this week.

Marsha reported that Alligator Alley will not capture alligators, they get them from the Wildlife Fish and Game. She then contacted the Wildlife Fish and Game and they will have a representative call as soon as one is available.

Marsha reported that she spoke to the head of maintenance for the golf course concerning the lake by the entrance of Cypress Gardens and he assured her that it has been treated for a spike and that it is looking better. All agreed that it is looking better.

SUB-DISTRICT ISSUES:

Cypress Bend: John reported no issues at this time.

Cypress Gardens: No report in Mickey's absence.

Estates: Kim reported that they have an owner that is violating the leash law and ask Marsha to send them a letter. They have another owner that would like Kim to come by and approve a fence and she will go by and speak to them. She is still waiting on a call back from the city regarding a quote for the seal coating for their road. She has also spotted kids playing golf at night with flash lights and thinks they may be from CF North. John said he noticed the golf course put up a lot of new No Trespassing signs and unfortunately traffic has picked up since this has been done. A discussion ensued regarding the need to have no trespassing signs on each owner's property, Marsha will check with the police.

Glen Eagles: Statia reported that the new house is looking good and they are doing everything they are supposed to be doing, it also looks like they are almost finished. The front entrance is now decorated and they do have a large alligator in their lake.

Pinehurst: Michael the owner who put in the new pool has finished with the pool enclosure as well and it looks good. He also reported that the owner who was delinquent has made their account current and we now have new information for where to send the statements so that this will not happen again. Michael asks the board if a roof coating is acceptable as maintenance and John said yes. Kim let him know it is not available in Alabama yet. A discussion ensued regarding if it would change

the color and all agreed it is a clear product.

Prestwick: Patricia reported that their entrance column was hit and demolished. We found out that the driver's insurance had lapse due to non-payment so our attorney will be sending him a letter. Alan is working with Hutzell's Renovations to match the brick as close as possible when they restore the column.

Royal Glen: Norm had a question for Curt regarding a new owner's landscape plan in their village. Curt said it was approved by the ARMC. Norm also asks if people wanted to change their flower beds from mulch to rock or to rubber, do they need permission. Curt advised them to fill out an ARMC form so we have it on record. Curt will also go by and look at those that have already made changes without permission.

St. Andrews: Steve reported their village will have their monthly get together on Tuesday October 15th. They also have two houses being built and one should be finished soon. Curt said the C.O. has been approved and is waiting on their landscape plan. Marsha let the board know that the city is now requiring numbers be put on a new home to gain a C.O. A discussion ensued regarding the city not telling us and this is a city issue not a Craft Farms issue. A question was raised if we are forced to have numbers would we standardize this, it was decided that we would wait to see if this happens first.

St. Andrews East: Cynthia reported they are having a tailgate gathering this coming Saturday. Also, one house just went up for sale and another is expected

Turnberry: Mike reported they have a new house being built and that is all new

The Grove: Blaine reported he spoke to a builder recently for Limitless Homes and they may be starting to build on the vacant lots. Marsha will check with the builder to make sure we have all paper work and plans needed. Blaine also gave an update

COMMITTEE REPORTS:

ARMC – Curt reported that there are several projects, Turnberry and Glen Eagles that is well under way and a new one starting in Cypress Gardens. Also had a request from St. Andrews East owner to put in a pool and we are waiting on more information from him to get this approved.

GOUNDS/LANDSCAPING –Billy did not have much to report this month but all is well.

FINANCE: Mike reported that tax returns are all caught up. Mike has also been working in QuickBooks to make reports easier to read and said it is a work in progress. Kim mentioned she will need a current report for her annual meeting this year.

WEBSITE/NEWSLETTER – Joanne had nothing to report this month.

NEW BUSINESS:

Billy brought up an issue with the city requiring numbers be put on a home before a C.O. is given. St. Andrews covenants say you can't put numbers on a house so if this is required, we will have to change our covenants. A discussion ensued regarding changing of the covenants to meet these requirements but was tabled to a later date.

Marsha reported elections are coming up for Glen Eagles, Estates, Turnberry, Royal Glen and St. Andrews East. She asks all village reps to get with her to set the dates for the biennial meetings.

NEXT MEETING: The next POA Board Meeting will be Monday – November 4, 2024 @ 3:00 pm.

ADJOURN: Statia made a motion to adjourn and go into executive session, Norm seconded and all were in favor. The meeting ended at 4:08 pm.

Approval of minutes _____ **Date** _____

