

# CDPOA COMMUNICATOR

*Published for our neighbors in Clemson Downs—A 55+ Retirement Community*

**February 2023**

## **President's Letter**

Dear POA Members,

Hope you had an enjoyable Holiday Season and are looking forward to 2023.

Several of you have requested the POA Board to review the Architectural Review Committee (ARC) Guidelines with the possibility of adding approved exterior colors to the list in the Guidelines. At the January Meeting, the Board requested the ARC to look at the current color list and associated light reflection values (LRVs), investigate potential color additions with higher LRVS, and make recommendations that would be in the best interests of the community. The Board anticipates receiving the ARC recommendations later this year.

Similarly, the Board received member requests regarding fencing in back yards. Members have noted that some small attractive wrought-iron fencing exists on Patrick Square properties. Again, the Board tasked the ARC to investigate and make recommendations as to whether policy adjustments should be made in the months ahead that would enable such fencing to exist for POA members.

Have you noticed the dimly lit “blue” LED streetlights at night? According to Duke Energy, they bought a batch of lights that were defective. We understand that Duke is awaiting arrival of replacements but have no anticipated delivery date currently. We will keep vigil over this issue because the defective lights do not provide sufficient lighting for either security or safety.

The City of Clemson has received our 2 additional speed limit signs that we ordered. They will be installing them on the inbound and outbound sides of Downs Blvd. in the coming days.

Thank you for your support of Board activities and for your ideas to make the Clemson Downs community a better place to live. Please let me or a Board member know if we can assist you in any way.

Best regards, Denny Walling, President, CDPOA

## **Board Meeting Highlights**

- New treasurer is Paul Gable.
- New board member and secretary is Virginia Baird, who replaced a newly elected board member who resigned.
- John Gardner is head of ARC and vice-president.
- Susan Robinette is the new coordinator for rentals.
- ARC will be focusing on mailbox guidelines and compliance, window guidelines, fences, and paint colors during the upcoming year. They will make decisions only after careful and thorough consideration of all issues.

- Ground Effects Landscaping will again maintain the common properties of Clemson Downs. The landscaping contract will go out for bids for the 2024 year.
- Landscaping jobs not in the contract will be put out for bids to other contractors. **If you have a contractor you'd like to recommend, contact Virginia Baird**, chair, Common Property Committee.

### ARC Reminders

Your Architectural Review Committee (ARC) will meet Tuesday, February 7, 2023, at 10:00 am upstairs in the Small Room of the Corley Center. All POA residents are welcome to attend. If you plan to start any exterior project such as painting, construction, hardscape, door/window, siding replacement, etc., please be sure to get your application(s) turned in to an ARC member before that date so we can get it processed for you as soon as possible. We appreciate those of you who aren't quite sure whether an application is necessary for calling one of us. FYI: For those of you who may be unaware, the ARC is a sub-committee of the POA Board. We can only recommend applications. They then must be presented to the Board, which meets one week after we do, for final approval. Your approved application will then be returned to you, and your project can begin.

If you don't have an application, please go to our website at [www.cdpoa.com](http://www.cdpoa.com) and download one or call John Gardner (803-427-7372).

(Here's how to download a form):

- Go to [www.cdpoa.com](http://www.cdpoa.com)
- Click on ABOUT CDPOA
- Scroll down to Architectural Review
- See Architectural Review Request Form at the right
- Click on it.
- Then click on Click Here to download.
- Print the form via your printer, fill it out, and take it to any ARC member

### ARC Membership 2023

John Gardner, Chairperson  
 Nancy Bennett  
 Ben Crosland  
 Betty DiTommaso  
 Walt Castro

Ann Fuhr  
 Wendy Longo  
 Susan Robinette  
 Gladys Vaughan

### Our Sympathies Go To

We send our sympathies to Sandy Waskowski Yates, whose husband Bill passed away January 11. Bill and Sandy rented their home in Clemson Downs and remained active in our community. Sandy now resides in their home at 1009 Keystone Lane. We will continue to keep Sandy and her family in our prayers.

### Upcoming Events

#### February 3

The February First Friday is **February 3 from 4-6 pm** in the basement of the Corley Center. Bring your valentine along with an appetizer to share and spread the love! Hosts are Eric & Anne Snider.



## February 16

The Clemson Area Retirement Center Foundation (CARC Foundation) is once again offering their course "The State of My Affairs" to provide information on what documents and directives you should have in place. These include powers of attorney, a living will, a Do Not Resuscitate form, your executor, where are your passwords, etc. Many people do not have this information available, or it is outdated. This course will help you determine what is needed and help provide any resources that are required. A checklist will be provided, and an attorney will be present to answer questions. This valuable course will give you and your loved ones peace of mind!

If you have questions ahead of time, please get in touch with Cathryn Dickson in Health Care (722-6169), Bill Dowler (903-4139), or Ruthie Millar (654-1155).

Panel: Cathryn Dickson, Bill Dowler, Attorneys Rick McDuff and Kimberly Newton

**The course is Thursday, February 16, 3 pm in the Upper Corley Center.** Email Anne Snider at [sniderah@gmail.com](mailto:sniderah@gmail.com) to register. If you took the course the last time it was offered and want to repeat, please let Anne know--you are welcome to repeat if the class has room. The class is limited to 30 people, so register early!

## FYI—For Your Information

### Neighborhood Board Representatives

Each area of the Clemson Downs POA has a representative on the board—your representative is your first point of contact if you have questions or concerns. Here are the areas and representatives:

Bayberry, Kendra, & Summer Walk	Karen McAlister
Birch & Little Lane	Denny Walling
Hickory Way	Karen McAlister
Keystone Lane	Lamar Robinette
Downs Boulevard	Paul Gable
Downs Loop	Diana Manly





### Printed Telephone Directory

CARC is still working on their portion of the printed directory, but as soon as they have finished, they will include our portion and send the directory to the printers. We are hopeful that the directory will be available mid- to late February. Included in the directory will be the Vyve channels available in the reduced-price basic package along with information on how to sign up for Vyve and how to apply to the Architectural Review Committee (ARC) for approval of changes or refreshes to the exterior of your home.

## Things to Remember

Many of us are blessed to live and play in this beautiful community. The Clemson Downs Volunteers (CDV) invite you to join them in many rewarding opportunities. The volunteers sell greeting cards for 25 cents each and loan wheelchairs, walkers, etc. to POA residents. There are residents in Healthcare, Memory Care, and Assisted Living who would enjoy a bit of your spare time. Opportunities exist for writing notes for residents, playing games/puzzles, doing nails, welcoming visitors in Healthcare, or just visiting! There are also opportunities to be a companion to those who eat in the Sunroom. If you have a few hours a month to bless others, please email Kathy McGee, [kkmcgee16@gmail.com](mailto:kkmcgee16@gmail.com). Support the Clemson Downs Volunteers and enjoy a rewarding time giving to others.

# February 2023

Sun	Mon	Tue	Wed	Thu	Fri	Sat
			<b>1</b>	<b>2</b> 	<b>3</b> CPC Mtg. 11 am Corley Ctr. <hr/> First Friday 4-6 pm Corley Ctr.	<b>4</b>
<b>5</b>	<b>6</b>	<b>7</b> ARC Mtg. 10 am Corley Ctr.	<b>8</b>	<b>9</b>	<b>10</b>	<b>11</b>
<b>12</b>	<b>13</b>	<b>14</b> Board Mtg. 2 pm Bistro area off CARC dining hall	<b>15</b>	<b>16</b>	<b>17</b>	<b>18</b>
<b>19</b>	<b>20</b> 	<b>21</b>	<b>22</b>	<b>23</b>	<b>24</b>	<b>25</b>
<b>26</b>	<b>27</b>	<b>28</b>				

## January 2023

S	M	T	W	T	F	S
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

## Notes:

Please remember that **any** exterior work on your home requires an approved application from ARC and the CDPOA Board before work can begin. Contact John Gardner to learn more.

## March 2023

S	M	T	W	T	F	S
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	