

For our neighbors in the Clemson Downs Property Owners Association—A 55+ Community

February 2024

Welcome New Neighbors!

This month we introduce **Julie and Robert Poole**, 12 Birch Place. They are renting this home until their new home is built. We welcome them to Clemson Downs.

David and Lois Torlina are new to Clemson Downs; they have moved into 335 Kendra Place. They hail from St. Louis. Dave graduated from St. Louis University and worked for Uniroyal. Because of various buyouts, over his 38 years there he worked for 3 major rubber companies. They moved 4 times. Dave and Lois have 3 children (2 sons and a daughter, who lives in Central), 3 grandchildren, and one great-grandchild. They enjoy traveling, boating, and outdoor activities. Their daughter found them this home because she heard that Clemson Downs was a great place to live with great amenities. Dave and Lois are looking forward to enjoying the community and their new home.

Welcome!

Board Meeting Highlights

- Committees were formed from a mix of new and continuing members to total seven or eight members.
 - ✓ **Architectural Review Committee (ARC):** Karen McAlister (Chair), Walt Castro, Ben Crosland, Betty DiTommaso, Ann Fuhr, Garland Gravely, Wendy Longo, and Gladys Vaughan.
 - ✓ **Common Properties Committee (CPC):** Nancy Palisin (Chair), Virginia Baird, Jane Hamilton, Gary Newkirk, Larry Reamer, Gladys Vaughan, and Chuck Waugaman.
 - ✓ **Communications and Welcoming Committee:** Anne Snider (Chair), Walt Castro (Bulletin Board), and Kathy McGee (Welcoming).
 - ✓ **Social Committee:** Diana Manly
 - ✓ **Community Cable TV Committee:** Eldon Blust
 - ✓ **Rental Committee:** Cindy Horton
- The minutes of the Annual POA Meeting on December 7, 2023, and the minutes of the Board meeting on December 12, 2023, have been approved by the Board electronically. Both can be found on our website at www.cdpoa.com. Click on *About Us—CDPOA Board Minutes*.
- Each street has a representative from the Board of Directors. **These representatives are the first ones to call when you have a question or concern.** This year's board reps are:
 - ✓ Bayberry Lane, Kendra Place, & Summer Walk: Nancy Palisin (843) 630-1825
 - ✓ Birch Place & Little Lane: Jerdone Davis (864) 650-0204
 - ✓ Hickory Way: Karen McAlister (864) 230-1904
 - ✓ Keystone Lane: Diana Manly (864) 722-5112
 - ✓ Downs Boulevard: Jo Gable (864) 506-2339
 - ✓ Downs Loop: Webb Smathers (864) 650-8185

Don't Forget Our First Friday Get-Together

Mark your calendars for Friday, February 2nd and join us at the lower level of the Corley Center for First Friday. Come celebrate Valentine's Day. Hosts are Eric & Anne Snider. Just bring your beverage of choice and a snack to share. Please wear your name tag.

Architectural Review Committee (ARC) Reminder

Your Architectural Review Committee (ARC) will meet Tuesday, February 6, at 10:00 am upstairs in the small conference room at 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, or 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 entire Board, which meets February 13, for final approval. Your approved application will then be returned to you, and your project can begin. You can download an application form from our website at

www.cdpoa.com—*About Us—Architectural Review—Architectural Review Application Form.*

Things to Remember

Emergency Contacts

Mel O'Day has a valuable lesson to share with you. Mel's house caught fire while she was out of town over the Christmas holiday. Because she had shared her emergency contacts with the "keeper of the list" in our neighborhood as well as with her neighbor, the police had the information they needed to contact Mel and her family. We have also had emergencies when neighbors did not answer the door or when families couldn't reach their loved ones at the Downs. Please make sure you have completed and returned your Emergency Contacts form, and please do so **each year**. Several of the forms in our file are either incomplete or more than 5 years old. To make sure friends and families can be reached in an emergency, your board will make sure that each neighborhood representative has a scanned copy of the emergency contacts and will work to make sure all contacts are up to date.

Also, please consider sharing this information with a trusted neighbor. And if your garage or outside door(s) has a keypad, share that keypad code with your neighbor. Let's all work to keep each other safe!

Annual Dues

By now you should have received an invoice for paying your annual dues (\$300) and the optional Community Cable TV service from Vyve (\$480). Please return the completed invoice along with your check made out to CDPOA as soon as possible. Payments received after March 1, 2024, are subject to a 5% monthly fee. If you have any questions about the invoice, call Jerdone Davis (864-650-0204). If you have questions about the optional TV package, call Eldon Blust (864-710-5224).

Telephone Directory Corrections and Additions

The new telephone directory should be published in February. Each homeowner will receive a copy in the flyer box on their mailbox post.

Additions

Robert & Julie Poole, 12 Birch Place, 864-940-2602.

David & Lois Torlina, 335 Kendra Place | David: (864) 320-1840; davidtorlina1@bellsouth.net | Lois: (864) 201-9381; loistorlina@bellsouth.net

FYI—For Your Information






Woodland Walk Bridge

Work on the bridge is postponed until we evaluate bank erosion from the last big rain.

Yard Waste at Bayberry Site

Please tell your contractor that he is **NOT** allowed to put yard waste from yards in Clemson Downs on the Bayberry site. We have had to ask 2 contractors in the last month to remove yard waste. Regulations state **self-generated yard waste** is allowed. That means if you cut it and you take it to the Bayberry site, it is acceptable. If the city of Clemson (they are the ones who pick up the yard waste) finds that we are allowing **all** contractors to put yard waste on the pile, we may lose our ability to use the Bayberry site. Then you will have to put yard waste in front of your house for pickup.

February 2024

Sun	Mon	Tue	Wed	Thu	Fri	Sat
				1	2 CPC Mtg. 11 am Corley Ctr. <hr/> First Friday 4-6 pm Corley Ctr.	3
4	5	6 ARC Mtg. 10 am Corley Ctr.	7	8	9	10
11	12	13 CDPOA Board Mtg. 2 pm Jackson Rm		15	16	17
18		20	21	22	23	24
25	26	27	28	29 Leap Day 		

January 2024

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:

Each resident has a representative from the Board of Directors assigned to their street. These reps are the first people to call if you have questions or concerns. The list of reps is on our website and will be on the back of your printed directory.

March 2024

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						