



# Mountain News

Issue 8

January 2009

## WATER TANK UPDATE

The water tank is in place and almost ready to be filled. After the tank was erected on the footings, the fire department brought their tank truck to the site to ensure it could be easily filled. The fire department requested the water feed tube be extended so it can easily reach the water tank truck. This work is scheduled to be completed by January 17, weather permitting. Once the water feed tube is extended, the water tank can be filled by the fire department. Now that the tank is installed, it needs minor finish painting.



*Water Tank installed near cell towers*

## A NEW POA PRESIDENT WILL BE ELECTED AT THE JANUARY MEETING

Our current POA President, Bill Hawkins, has resigned effective February 1, 2009. Bill provided the Board and the community with great leadership during his year and half as President. Prior to his term as President, Bill also served as Vice President for two years.

As President, Bill was successful with passing a new covenant that enables the community to initiate road maintenance assessments with the approval of the POA members. He was instrumental in gaining approval to pave the entire roadway in the community, and, upon approval, closely managed the paving project. Bill also invested *many* hours of his personal time over the past several years with maintenance activities throughout our community, including repairing and painting fences, clearing brush and weeds off the fences, clearing drainage culverts, etc. Sincere thanks to Bill for his dedication and years of service to our community.

## SEMI-ANNUAL MEETING

Our next POA meeting will be held **Saturday, January 31, 2009 at 1:00 PM** at St. John's Episcopal Church Parish Hall, 339 South Main Street, Marion. We look forward to seeing everyone at this meeting.

The meeting agenda will be as follows:

- Opening Remarks – Bill Hawkins
- Review June 2008 Meeting Minutes – Bill Hawkins
- Financial report and budget – Johanna Doktor
- Road update – Bill Hawkins
  - “Trimming” the road edges
  - Clearing culverts & ditches
  - Other miscellaneous topics
- Elect a new president – Bill Hawkins
- Water Tank update – Rich Messner

## MAINTENANCE ACTIVITY KUDOS

Thanks to Joel Carley for repairing the broken

fence off Ashworth Road, and also for installing new flood lights at the entrance after the old flood lights were stolen. Joel also helps keep our website updated every month.

Please visit: [www.grantsmountain.com](http://www.grantsmountain.com)

Thanks to Peyton Miller and Rich Messner for priming and painting the water tank before it was erected. Peyton also loaned his paint sprayer to help complete the job. Not only does the water tank look much better after painting, but the new paint will help prevent corrosion and rust on the tank.

Finally, thanks to Alan Ledbetter for continuing to assist our community by maintaining the security gate. Alan has helped maintain our security gate from the beginning. Most recently, he replaced a bearing on the gate mechanism, and also raised the entire gate after the asphalt was laid so the gate would clear the road.

Having POA members help with maintenance activities helps our community save significant funds. Please thank them for taking personal time to help our community with ongoing maintenance activities.

### **ROAD ASSEMENT COLLECTIONS**

There are currently five lot owners who still owe money for their road assessment. A total of \$30,982.39 owed to the community. The POA has hired a lawyer to handle litigation with these owners. These owners will be held responsible for paying their assessment in addition to late fees and the lawyer fees associated with any litigation to collect their past due funds.

### **ROAD PAVING CONTRIBUTION**

Sincere thanks to the Mojica family who live on the access road before the security gate. They were the *only* family along our access road that contributed funds to help with our road paving project. All lot owners along the access road were asked to make a voluntary contribution, but the Mojica family was the

only family that helped support our community's road paving project.

### **ANOTHER HOME IS FINISHED**

Congratulations to Joe & Ginger Summers. They are close to completing their new home on Pisgah View Road (lot 16). The Summers expect to have their Certificate of Occupancy within a couple of weeks. With the completion of Summers' new home, Grants Mountain has 20 completed homes, and 2 houses under construction.



*Joe & Ginger Summers new home*

### **LOT 39 FOR SALE**

As reported in the October Newsletter, Lot 39 was turned over to the POA as a way to pay the road assessment. No property owners expressed an interest in buying this lot. It is now listed with Don Markum of RE/MAX Real Estate. The list price is \$25,000 for the 2.035 acre lot.

### **KEEPING ADDRESSES CURRENT**

*Lot owners are reminded they are responsible for keeping the POA informed of any change in address, email address or phone number.*

### **E-MAIL CONTACTS FOR POA BOARD**

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