



Olde Point News

Olde Point Property Owners Association, Inc.

December 2016



A Great Place to Live – And Play!

OPPOA Important Dates

- Friday, January 27, 2017 – Annual Membership Meeting, 7:00 PM, Hampstead Library.
- January 1, 2017 – Annual dues notices go out for \$50.00 payment due on or before March 1, 2014

ANNUAL MEMBERSHIP MEETING

The OPPOA annual membership meeting will be held on Friday, January 27, 2017 at 7:00 PM at the Hampstead Library. The election of members to the Board of Directors and Architectural Control Committee, and presentation of the 2017 budget are on the agenda.

The board-approved budget for the new calendar year is included on page 2 of the newsletter, and a ballot identifying Board of Director and Architectural Control Committee candidates has been inserted for mandatory members and voluntary members who paid dues for 2016. There are five vacancies on the current eight member Board of Directors that need to be filled as a result of the resignations of board members Alicia Pickett and Scott Kehoe shortly after the general membership meeting in July; and Nick Shrum, Paul Godridge and Terry Peters elected terms have expired and they have decided not to run for re-election.

In October, the Board of Directors appointed four new board members for the remainder of the year – Bill Mueller, Ron Shirley, Art Hamann, and Karen Pappas. Karen resigned that position the following month. Bill, Art and Ron are on the ballot to serve an elected three-year term. Paul Durant's three year term on the Architectural Control Committee has ended, and he has agreed to run for re-election to the ACC.

Nominations for Board of Directors members serving a three-year term can still be made at the annual meeting, and the board of directors can also fill vacancies by appointment for a one year term.

MERRY CHRISTMAS

2017 OPPOA BUDGET

	<u>2016 Budget</u>	<u>Year To Date(Nov.30)</u>	<u>2017 Budget</u>
INCOME:			
Membership Dues	\$27,500.00	\$27,075.00	\$27,500.00
Voluntary Dues	\$ 300.00	\$ 2,075.00	\$ 300.00
Interest Income	\$ 30.00	\$ 50/44	\$ 30.00
Administrative Fees		\$ 660.00	
TOTAL:	\$27,830.00	\$29,860.44	\$27,830.00
Construction Deposits		\$11,000.00	
EXPENSES			
Administrative	\$2,900.00	\$ 770.37	\$2,900.00
Architectural Control	\$ 100.00	0	\$ 100.00
Beautification	\$5,000.00	\$1,103.46	\$7,000.00
Community Relations	\$1,000.00	\$ 442.63	\$1,000.00
Copying, Printing	\$1,500.00	\$ 680.21	\$1,500.00
Insurance	\$2,000.00	\$1,965.00	\$2,000.00
Legal	\$3,000.00	\$ 0	\$3,000.00
Postage	\$1,000.00	\$ 191.54	\$1,000.00
Membership	\$ 500.00	\$ 0	\$ 500.00
Miscellaneous	\$ 200.00	\$ 0	\$ 200.00
Neighborhood Watch	\$ 500.00	\$ 0	\$ 500.00
Office Supplies	\$ 100.00	\$ 0	\$ 100.00
Road Repairs	\$5,000.00	\$3,019.85	\$5,000.00
Website	\$ 50.00	\$ 48.99	\$ 50.00
TOTAL:	\$22,850.00	\$ 8,222.05	\$24,850.00
Roads Reserve	\$36,300.00	\$5,012.90	\$25,000.00
Capital Improvements	\$ 0	\$ 0	\$10,000.00
Checking Account Balance(As of 10/31/16)		\$ 6,138.76	
Money Market Acct. Balance(As of 10/31/16)		\$72,660.57	

MEMBERSHIP INFORMATION

Annual dues notices will be sent out during the first week of January by regular mail. The \$50.00 payment of the annual dues should be remitted on or before March 1, 2016 to avoid a \$20.00 per month late fee. Payments should be sent to OPPOA, P.O. Box 202, Hampstead, N.C. 28443. The support we received from our voluntary members(those residents in Olde Point who are not mandatory members of OPPOA) last year was especially appreciated. We hope you will continue to support our community-wide projects and events by renewing or initiating your membership and participating in our association, and hope our many new Olde Point residents will consider joining also. Voluntary members can serve on our Board of Directors or Architectural Control Committee.

This newsletter is being mailed to all residents of the Olde Point community in an effort to update and add to our email list as a result of the numerous new residents moving to Olde Point in the last few years and to account for email changes we may not be aware of. Future newsletters will again be sent by email to those who have so requested. Your 2017 membership invoice notices will include a place where you can provide us with your current email address for receipt of the newsletter by that means. We hope that you will take advantage of this option as it is a cost-saving measure for the association and helps keep our annual dues at their current low rate.

COMMUNITY RELATIONS

Earlier this month it was disclosed that negotiations were underway for the sale of the Olde Point Golf and Country Club to John Francesco, a resident of Hampstead, N.C. Subsequently, the golf course management has announced that an agreement to sell could not be reached, and that the golf course would continue under its current owner, Larry Doyle. They also announced that the restaurant at the golf course, George's, would be closing permanently after December 19, and that they were looking for new tenants to re-open the restaurant.

ROADS

Bill Mueller has been appointed the new Roads Chairman and has recently supervised the needed repairs to Oystercatcher and some of the surrounding private roads.

In July, the North Carolina Department of Transportation decided not to accept the petition of approximately 200 Olde Point residents asking for approval to consider the installation of speed humps on Olde Point Road to control the dangerous driving conditions identified as taking place on that road. The DOT determined that a new petition was needed that included the approval of additional residents not identified on the original petition. What action, if any, that has been taken on that new petition is not known.

However, as a result of subsequent meetings between the Board of Directors and DOT, with the assistance of State Representative Chris Millis, the DOT did agree to post additional speed limit signs on that road, and mark the entire road as a no-passing zone. In addition, they have agreed to install a permanent speed detection device on the road which identifies vehicles traveling above the speed limit if the state legislature makes money for that project available. Rep. Millis has agreed to seek approval for those funds.

OPPOA member John Morris has learned from conversations with NCDOT that they are considering replacing the culvert under Country Club Road with a larger one and if that project is authorized the replacement effort could begin in June after school lets for the summer.

BEAUTIFICATION

Bids are being solicited to replace the badly deteriorated railroad ties bordering the Olde Point monument at the intersection of Country Club and Olde Point Road. Chairman Nick Shrum recently added new mulch, weeded and trimmed the palm trees around the monument. Thanks to Karna and Paul Godridge for the holiday decorations on the Olde Point monuments.

ARCHITECTURAL CONTROL COMMITTEE

During 2015 and 2016 the ACC has approved the construction of 28 new homes within the covenant-defined boundaries of OPPOA, some of which are still in the process of being built. Based on contacts with local builders it appears that an additional five or six new builds will be requested during the first few months of 2017.

It would greatly assist the ACC members if OPPOA residents who are listing their homes for sale remember to place their "for sale" signs parallel to the road as required by the covenants, and also if members refrain from parking box trailers or travel trailers or RVs on their property, which is also prohibited by the covenants..

NEIGHBORHOOD WATCH

The Neighborhood Watch schedule for driving through the Olde Point community to observe and report unusual or suspicious activities will be emailed to those who have volunteered. Anyone interested in participating in the program can contact Steve Cokor via email at neighborhoodwatch@oldepoint.net or at vscokor@bellsouth.net for additional information. Please pay special attention during the holidays to insure that your homes and vehicles are always locked and your valuables are well protected.

For those of you who have offered to receive our newsletter by email – thank you! That savings of paper, printing and mailing is significant and allows us to reduce association expenses and keep our annual dues to a minimum. If you are receiving the newsletter by mail and would like to change to email, or would like to receive it by mail, please so indicate on the annual dues notice you receive. Also, if you would like your club or organization recognized in our newsletter or community website, or have information changes, please contact us.

OPPOA
P.O. Box 202
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Hampstead, NC 28443

OLDE POINT COMMUNITY INFORMATION
(Visit us on-line at www.oldepoint.net)

OPPOA BOARD MEMBERS

President – Paul Godridge
Vice President – Stratton Lobdell
Treasurer – Kim Karach
Secretary – Terry Peters
Beautification – Nick Shrum
By Laws – Paul Godridge
Community Relations – Stratton Lobdell
Covenants – Terry Peters
Liaison to the ACC – Terry Peters
Membership – Vacant
Newsletter – Terry Peters
Roads – Bill Mueller
Security Patrol – Steve Cokor
Web Site – Stratton Lobdell

OLDE POINT CLUB CONTACTS

Olde Point Men’s Golf Assoc. – Paul Saari
Olde Point Men’s IGA – John Davis
Olde Point Ladies Golf 18 Holers – Kathy Davis
Olde Point Tennis Association – Jack Kelly
Hampstead Garden Club – Dena Seago
Ladies High Kickers Bowling – Lois Berlin
New Girls on the Block Bridge – Dot Murphy
Olde Point Book Club – Jay Heidel
Bridge Club – Clem Bribitzer
Ladies Marathon Bridge Club – Evie Dyer

(Please contact us online if your club contact changes or if you want to add your club or organization to our newsletter or website)