

# MINUTES GENERAL QUARTERLY MEMBERSHIP MEETING

Walden's Ridge Civic League

7:00 PM, April 21, 2022 - W R Civic League Auditorium

The meeting was called to order at 7:00 PM by President Karen Stone

Members present: Johanne Albright, Andy Brockman, Carolyn Longphre, Ben McGowan, Mark Dwyer, and Karen Stone. Voting privileges by proxy were extended by Roxie Thornton to Andy Brockman. Absent were Steve Daugherty and Rita Smith Irvin. A quorum was present.

Guests and members were welcomed by President Karen Stone

Minutes were prepared and distributed by email to the board by Interim secretary Roxie Thornton and delivered to Andy Brockman for presentation. The minutes were approved.

## *Reports*

*Financial:* Andy Brockman reported that all paperwork for the request for funds from Town of Walden has been presented. The Walden Budget Committee recommended that the Town make equal donations of available funds to three non-profits: McCoy Farm & Gardens, Bachman Community Center, and Walden's Ridge Civic League. However, in an official Budget workshop, the mayor and aldermen seemed to lean toward making proportional donations to the nonprofits, and WRCL might receive less than one third. Indications are that WRCL will receive an annual stipend of \$12,000 to cover utilities and insurance and will probably receive \$51,000 for siding.

*Grounds:* Andy Brockman reported that the grass has been mowed and all areas groomed so Soccer Shots can use the field, and the patrons of Mt. Opry will find the grounds neat.

*History:* Karen Stone reported for Rita Smith Irvin that Stefanie Haire missed the 2022 first period's filing for our National Register of Historic Places application, but she expects it to be on the next agenda in September.

*Events:* Carolyn Longphre announced a Basement Cleanout Party for Saturday, April 23. Plans for the upcoming Birthday Bash are underway. Mark Dwyer has secured three participants for the Bar-B-Que cook-off in October. She is talking with a band for October. She will contact *As Isaac* and set a date for their Christmas concert. We need to establish a date for Very Opry Christmas.

*Legal:* Ben McGowan explained that establishing a 501(c)(2) holding company is important because it will remove liability from the Trustees and will provide a method for handling rental income. He is working on the filing and has had informal conversations with some title companies.

*Garden:* Johanne Albright has assembled a team of gardeners who are making a formal plan for the garden. They have begun weeding and plan to move daylilies and add other plants. They are looking for a suitable art object to place on the pillar where a sundial used to be because that location is no longer in direct sun, so a sundial is impractical.

*Facilities:* Mark Dwyer is looking forward to the Basement cleanout. After any trash is removed, new support posts will be installed under a beam that was disconnected from a cross-member when ductwork was installed. The new posts will replace metal posts that are rusted and failing. The volunteers will also place a new support under the end of the stringer for the stairs. Mark is still concerned about basement dampness and wants to put down a plastic vapor barrier with small gravel on top. We should use a dehumidifier after new siding, gutters and French drains are added. A sump pump is not needed.

*Music:* Steve Daugherty was absent. Carolyn Longphre said she is in contact with the band, from Nashville that Steve has been trying to secure for an October performance as a fundraiser.

**Unfinished Business:** Karen asked for a volunteer to relieve Roxie Thornton who is serving as interim secretary, since Roxie will be traveling for business and not able to attend all meetings.

Karen reviewed the Policies & Procedures that were accepted at the last meeting then tabled after a question on the non-discrimination clause. The new non-discrimination clause was read and discussed. Andy Brockman moved to accept the Policies & Procedures with the revised clause. Johanne Albright seconded the motion. The motion passed unanimously.

**New business:** Mice have been discovered in the building. Carolyn Longphre met with Signal Mt. Pest Control for an evaluation. They put out a few traps, and they said that even though our basement has a dirt floor, it is in the top 10% of good basement areas. They found no termite activity.

Karen Stone announced discussions with Steve King of King's Pig BBQ who has presented a proposal (attached to the minutes) to locate a BBQ truck as a semi-permanent fixture at WRCL. Both Vice-president Carolyn and President Karen have evaluated the proposal after talking at length with Steve. They recommend we accept the proposal for these reasons: 1. Having a new BBQ business on the mountain will fill a need and is likely to be popular 2. People patronizing the business will become acquainted with our nonprofit because it is on WRCL property. 3. Steve will be available to cook for our events and for our renters' events. 4. Steve will pay for renting a site. Several locations for parking the truck were evaluated. WRCL will need to install a 220 line for its operation. Karen and Carolyn would like to bring electricity to the white concrete block building and park the truck near it. We need to find out what that will entail with EPB and what an electrician's services will cost. Andy Brockman moved we accept the proposal from King's Pig Bar B Que and explore installation of 220 outlets. Ben McGowan seconded the motion. The motion passed unanimously.

There were no communications from members.  
The meeting adjourned at 7:45.

**Next General Quarterly Meeting is Thursday, July 21, 2022, 7:00 PM**