



# The Voice of StillWaters

## A MESSAGE FROM YOUR GENERAL MANAGER, "GRIFF" GRIFFIN

February  
2024

It is hard to believe that we are already into February of the year 2024. It is even harder to believe that in 29 days we will be into March hopefully bringing nicer temperatures and yes high school and college spring break bringing owners, families, and visitors back to StillWaters.

There is a lot of important information and dates in this month's newsletter, please read the articles carefully and include these dates on your personal or business calendar so you don't miss an event or meeting in the coming days or months. Below is a list of these dates but please make it a point to read the articles and if you have questions about the information give me a call at (256) 825-2990, ext. 4, or email me at [manager@stillwatersra.com](mailto:manager@stillwatersra.com).

### List of Important Dates to Remember

**Saturday, February 3, 2024**

8:00 am to 12:00 pm - Golf Cart/ATV 2024 Decal Registration, SWRA Office Parking Lot

**Thursday, February 8, 2024**

6:30 pm – Owner Open Meeting at SWRA Office, Review of Proposed By-Laws Amendments

**Saturday, February 10, 2024**

10:00 am – StillWaters Volunteer Fire & Rescue Annual Meeting, Community Centre

**Saturday, February 10, 2024**

1:00 pm– Owner Open Meeting at SWRA Office, Review of Proposed By-Laws Amendments

**Thursday, February 22, 2024**

6:30 pm – Owner Online Meeting, Review of Proposed By-Laws Amendments

**Saturday, February 24, 2024**

9:00 am – Owner Online Meeting, Review of Proposed By-Laws Amendments

**Saturday, March 2, 2024**

10:00 am - SWRA Annual Meeting

**Saturday, March 9, 2024**

8:00 am to 12:00 pm - Golf Cart/ATV 2024 Decal Registration, SWRA Office Parking Lot

**Saturday, April 6, 2024**

10:00 am - Special Called Owners Meeting – By-Law Change Vote

*(continued on page 2)*

### SWRA Business Hours

Monday 8 am - 5 pm

Tuesday 8 am - 5 pm

Wednesday 8 am - 5 pm

Thursday 8 am - 5 pm

Friday 8 am - 5 pm

FAX: 256-825-2991

Phone: 256-825-2990

Email:

[info@stillwatersra.com](mailto:info@stillwatersra.com)

Website:

[www.stillwatersra.com](http://www.stillwatersra.com)

### Board Members

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*Treasurer*

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Tom Nicholson  
Debra Knight

Mike "Griff" Griffin  
*Community Association Manager*

Mike Dean  
*Associate Community Association Manager*



# A MESSAGE FROM YOUR GENERAL MANAGER, "GRIFF" GRIFFIN

*(continued from page 1)*

**Golf Cart/ATV Registration-** There are changes to this year’s decal registration process. You must bring your Golf Cart/ATV to the SWRA office so that we can verify the vehicle has operating headlights, brake lights, tail lights, and mirrors. You must also complete and sign the Waiver and Release of Liability, Assumption of Risk, and Indemnity Agreement, when these items are completed, we will then issue the new 2024 Golf Cart/ATV Registered Decal. Golf Carts can be registered between the hours of 8:00 am and 4:30 pm Monday – Friday, on Saturday, February 3, 2024, we will register golf carts/ATVs starting at 8:00 am to 12:00 pm.

**Community Services Patrol** – Our full-time Community Services Patroller, “Finch”, and our part-time patroller, Joey, have been doing a great job in patrolling our community. Starting March 1, 2024, they will be checking for expired StillWaters Golf Cart/ATV and owner vehicle decals. Owner vehicle decals have been mailed to all owners who have paid their 2024 Fees and Assessments. If you have not paid by 1/31/24 you will need to pick up the owner decals at the SWRA office or call the office and request that the decals be mailed to you. Continue to be mindful of the traffic on our roads and obey traffic laws, stop signs mean stop, not roll-through, and be mindful of your speed throughout StillWaters.

**SWRA Office Personnel** – Janie Clements has been promoted to Community Services Bookkeeper for StillWaters Residential Association. You can reach her by phone at (256) 825-2990 ext. 2, or via email at [cs.bookkeeper@stillwatersra.com](mailto:cs.bookkeeper@stillwatersra.com). Jessica Ellis is now training in Owner Services. You can reach her by phone at (256) 825-2990 ext. 1, or via email at [frontdesk@stillwatersra.com](mailto:frontdesk@stillwatersra.com).

## RIVER BIRCH COTTAGES UPDATE



Phase II of River Birch Cottages is continuing to progress. The developer will be breaking ground on the 9<sup>th</sup> new home within the next couple of weeks. McIntyre Homes submitted the plat for Phase III of River Birch Cottages for approval at the January 23 SWRA Board of Directors meeting. Phase III contains 9 lots. The extension of the road and infrastructure for Phase III will begin later this year.

## EAGLE RIDGE UPDATE



We met with the Eagle Ridge project manager and lead designer to review the first house plans for Phase I. The developer is in the process of making

changes to the house plans based on the meeting and the final layout of the lots. They are planning on breaking ground on the first homes on or around March 1.

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# A MESSAGE FROM THE BOARD

How is it already February? 2024 has gotten off to a busy start with lots of activity going on in StillWaters. The Nominating Committee has recommended two nominees for the vacant Board positions, and we encourage everyone to vote. Ballots will be mailed soon as required by our By-laws. Speaking of By-laws, we will be hosting several meetings in February with homeowners to answer questions and review the changes we are proposing in updating our By-laws. Please note: Association annual fees and assessments are governed by our Covenants so these proposed changes in the By-laws will not be changing our fees or assessments. Many of the changes are just cleaning up outdated language and making them easier to understand. The dates for these meetings are listed in the letter that went out with the ballot, in this newsletter, and on our website. Two important dates to

note are *Saturday, March 2<sup>nd</sup> at 10:00 am for the SWRA ANNUAL MEETING and Saturday, April 6<sup>th</sup> at 10:00 am for the SPECIAL CALLED MEETING to vote on the By-law change.* Your attendance is requested so that as a property owner, you are staying informed with what has taken place in 2023 and what is planned for 2024. Both the SWRA Staff and this Board put many hours into the preparation for these meetings to better serve our community. Also, at the Annual Meeting, we will have sign-up sheets available for you to get involved on various committees we have. This is an excellent opportunity to get to know others in the community and work together on projects that benefit us all. Something else to look forward to is the opening of The Landing at Harbor Pointe. Herb and Betty Winches listened to many requests to open another restaurant on this part of the lake similar to The Landing at Parker Creek and this will soon be a reality.

## 2024 SWRA ANNUAL MEETING



The 2024 SWRA Annual Meeting will be held on Saturday, March 2nd, at 10:00 a.m. at the SWRA Community Centre.

Please plan to attend.

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## SWRA ELECTION COMMITTEE

The Election Committee oversees the election for the SWRA Board of Directors. The committee also counts and verifies all ballots received by SWRA. Listed below are the five members who have been appointed to serve on the election committee.

- John Prophitt
- Cathy Delionback
- Chuck Lehman
- Claire Kuhn
- Steve Oldham

**Elections Ballots will be mailed to SWRA members and should be returned to the SWRA office addressed to: Secretary, SWRA Board. Ballots must be in the office no later than February 23, 2024. Ballots that are postmarked by February 23rd will be counted as long they arrive before the Election Committee meets. Members must be in good standing in order to vote, which means that all monies due to SWRA must be paid by that date.**

### SWRA BYLAWS - ARTICLE VII - NOMINATIONS AND ELECTION OF DIRECTORS

**Section 7.2** *The Board of Directors shall appoint an Elections Committee consisting of five (5) members, in good standing, at least 60 days prior to the election. The Committee's duties include verifying all ballots and proxies and announcing the results to the membership at the annual meeting and by other means. The Nominations Committee may serve as the Elections Committee at the discretion of the Board of Directors.*

**Section 7.3** *Elections to the Board of Directors shall be by written ballot. The Secretary shall prepare ballots listing the Board vacancies and those properly nominated to fill them and shall mail ballots to each*

*member at least 14 days prior to the election. The member may cast as many votes as parcels owned for each candidate but may not cumulate those votes for one candidate in elections with more than one vacancy. The ballot must be signed by the member or proxy and returned to the Elections Committee for verification. The Elections Committee will verify all votes including those made by proxy and comparing the number of votes to the number of parcels owned. All Ballots will be held by the Committee as confidential. The Elections Committee may disallow all ballots not received by the due date or improperly executed by the member or proxy.*

**Section 7.4** *The Elections Committee will count all proper ballots and publicize the results to the membership at the members' meeting and by such other means deemed appropriate. All ballots will be destroyed unless a recount request is filed with the Elections Committee by at least one third (1/3) of members casting ballots within ten (10) days of the members' meeting.*

## SWRA ELECTION CALENDAR

- January 31, 2024 - Board election ballots are mailed to SWRA members.
- February 23, 2024 - Ballots due in SWRA office by 5 p.m.
- February 27, 2024 - Election Committee meets to count and certify ballots.
- March 02, 2024 - Annual SWRA meeting begins at 10:00 a.m., election results announced.



# SWRA GOVERNANCE ENHANCEMENT PROJECT - BY-LAWS UPDATE

The SWRA Board has formalized the process and events to officially amend the current By-laws. Prior to the beginning of 2024, all SWRA property owners will be notified by post card or e-flash of the SWRA Board's intent to call a Special Meeting of the owners, as provided in Article XII – Meeting of the Members, Section 12.2 of the By-laws of Stillwaters Residential Association, Inc., Revised 1/10/2005, for the express intent of amending the current By-laws, as provided in Article XVII – Amendments. A copy of the proposed amendments will be made available in the SWRA Office, posted on the SWRA website, and attached to the e-flash message. Owners are urged to carefully review the proposed amendments as highlighted in red and to direct any questions to the Community Association Manager, Griff Griffin, in a timely manner.

The SWRA Board also intends to hold several open meetings with property owners beginning in 2024 to review and answer any questions regarding the proposed amendments. Two onsite meetings along with two online meetings are scheduled in February. Owners are encouraged to attend one of these meetings to ask questions of the SWRA Board regarding the proposed amendments. The following schedule has been established:

- Thursday, February 8<sup>th</sup>, 6:30 p.m. at the SWRA Office
- Saturday, February 10<sup>th</sup>, 1:00 p.m. at the SWRA Office
- Thursday, February 22<sup>nd</sup>, 6:30 p.m. (Online meeting)
- Saturday, February 24<sup>th</sup>, 9:00 a.m. (Online meeting)
- Saturday, March 2<sup>nd</sup>, 10:00 a.m., SWRA Annual Meeting at the SWRA Office
- March 22, 2024 - Deadline for submitting Proxy Voting Ballot
- Saturday, April 6<sup>th</sup>, 10:00 a.m., Special Meeting at the SWRA Office

Owners unable to attend the Special Meeting scheduled for April 6, 2024, may still vote by proxy. Proxy ballots may be requested from the Community Association Manager, Griff Griffin, or downloaded from the SWRA website. Owners are encouraged to submit their Proxy Vote by the stated deadline to ensure your vote is properly certified and counted prior to the Special Meeting.

## THE LANDING AT HARBOR POINTE

In case you haven't heard The Landing at Harbor Pointe is coming to StillWaters. Herb Winches, the owner of The Landing at Parkers Creek, made this announcement and shared his plans with the SWRA Board of Directors at their January meeting. The new restaurant will have an outdoor bar, covered outdoor seating area, additional outdoor seating, and a walk-up restaurant located on the point in front of the new dry storage at Harbor Pointe Marina. Ground breaking is

scheduled for the end of January with a projected grand opening in May of 2024. Herb and his wife have done a great deal of planning and with their 10 years of experience running a restaurant on the lake, we feel this will be a great addition to StillWaters and this area of Lake Martin.





# NOMINATING COMMITTEE REPORT

The SWRA Nominating Committee has submitted its report. The persons listed below are the nominees selected to fill two board positions. Each will serve a three-year term on the SWRA Board of Directors:

- Sally Gantt
- Lee Eastman

## SALLY GANTT'S BIO

Originally from Montgomery, my husband and I purchased our home in Stillwaters in 2002 while living and working in Atlanta. It served as a great vacation home and in 2009 after retirement we moved here permanently. We felt StillWaters offered the things we were looking for in a community, the proximity to our family we wanted, and it is close to Auburn football. Most of my working life was spent in Human Resources and education and in many volunteer positions in the neighborhoods we have lived in. At Stillwaters, I have served on the Nominating, Election, and Christmas committees and have served on the SWRA Board since 2020 and as President for the past two years. I am a member of the Red Ridge UMC where I have served on the Finance Committee and coordinated the Backpack Program for Dadeville Elementary School. My husband Terry and I have a son and two grandchildren in Birmingham and a daughter in Chicago. We enjoy

traveling but am always happy to return to our beautiful community.

I am very interested in the growth and development of StillWaters and have seen lots of changes since 2002. The SWRA Board has a responsibility to enforce all of our governing documents for the full-time and part-time residents, to make sure growth is in the best interest of all the residents and is closely monitored, and to ensure that the day-to-day operations of the SWRA are the best they can be. 2023 has seen many changes in our SWRA staff and the growth of our development. The SWRA Board has been very involved in all of this and I look forward to the continued growth and to the many things already in the works for 2024 to make StillWaters the best community possible. The SWRA Board is always open to hearing from our residents and we encourage everyone to get involved in our community. Together we can make it the best it can be.

## LEE EASTMAN'S BIO

Being a military/civil service dependent, I have lived from North to South and East to West. I moved to Auburn in 1988 from West Alabama. Having grown up in Mobile, AL, I missed being near the water and, in 1994, I moved to StillWaters to live in a wonderful, safe, peaceful neighborhood on beautiful Lake Martin. I love the StillWaters Community and, in 2012, moved from Villas on the Harbor to my current residence. I have two children and a beautiful granddaughter who all live locally. I attended College at the University of West Alabama. I served in the Air Force for ten years as a computer specialist, after which I became a co-owner of a building supply/concrete/construction business. I moved to Auburn, AL, in 1988 as the Executive Director of the Auburn Housing Authority and later became the CEO of Auburn/LaFayette/Roanoke Housing Authorities. In 2015, I retired after 34 years' service.

During these years, I served as the President of the Alabama Association of Public Housing Authority Directors Association and President of the Alabama Association of Housing and Redevelopment Authorities. I also served on the Boards of both for many years and other Boards. In addition, I served as a Board member of the Housing Authority Insurance Group (HAI). HAI is a National Member-owned captive insurance company providing affordable nationwide insurance for Public Housing and related agencies. I chaired the Learning Technologies and Information Technology Committees. During this time, I was an active member of The National Association of Corporate Directors (NACD) and held a corporate board certification. I currently serve on the StillWaters' Board and the Architectural Review Committee. I'm an active Church of the Living Waters member and attend the Church of Highlands.





# LAKE MARTIN CREATIVITY GROUP



Twenty twenty-four has begun and for those who have made the New Year’s resolution to learn something new, we have just the opportunity for you. Come join Lake Martin Creativity Group every Monday from 1 PM to 4 PM. We create many arts and crafts while learning from each other. It really is “self care” when you can do something relaxing while laughing and having fun. We would love to put you on our email list so you will know each week’s activity. We will welcome you if you just come in or you can contact Kay Fincher at 256-825-2506 (no texts) for further information.

Member Kay Fincher will begin a new paint class February 1st at our new Grand Bakery on the square in Dadeville. They have great coffee and sweets to enjoy before the class starts at 9 AM and ends at 12 PM. This monthly class will cost \$30 and all the materials will be supplied. No previous painting experience is necessary, but an RSVP is. The class is limited to ten. You can reserve your spot by calling Pam at The Grand Bakery, 256-307-1332 or call Kay Fincher at 256-825-2506 (no texts).

## ANNUAL SWRA HOA DUES - REMINDER

All StillWaters property owners should have paid their 2024 SWRA annual fees. SWRA offers a payment plan for property owners who need a little more time to pay the annual fee. After February 14, 2024, a non-payment fee in the amount of \$125 will be added to all property accounts where the owners have not paid the annual fee or who have not signed a payment plan agreement. Please contact the SWRA office if you would like to use the payment plan option for your unpaid annual fee.

### ADVERTISEMENT

Lake Martin [lakemartinhobos.com](http://lakemartinhobos.com)  
**HOBOS** **JOIN NOW**

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 from 9:00 – 11:00 am at the Dadeville First Baptist Church.  
 Free for Members, \$15 for non-members.  
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**STILLWATERS VOLUNTEER  
 FIRE & RESCUE  
 ANNUAL MEETING  
 SATURDAY, FEBRUARY 10, 2024  
 at 10 AM  
 LOCATION: SWRA  
 COMMUNITY CENTRE  
 Please plan to attend.**





# NEW GOLF CART/ATV REGISTRATION REQUIREMENTS

Due to the production time of the new golf cart/ATV decals, the 2024 date to start registering your SWRA golf carts/ATVs has changed from January 2, 2024, to February 5, 2024.

As a reminder, to register your golf cart/ATV and receive your new decal you must:

1. Sign a Waiver and Release of Liability, Assumption of Risk, and Indemnity Agreement.
2. Bring the golf cart/ATV to the SWRA office for confirmation that the vehicle has operating headlights, brake lights, tail lights, and a rearview mirror.

If you have any questions, please contact the SWRA office.



**2024 NEW GOLF  
CART/ATV REGISTRATION  
POLICY**

If you operate a golf cart or ATV on the roads in StillWaters make sure you register your golf cart / ATV at the SWRA office.

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## Kiwanis Pancakes

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**Saturday, February 17, 2024**  
7am - 11am

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Pancake Breakfast

## Valentine Charity Ball

February 10, 2024 at 5:30pm Tickets \$60

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*Lake Martin Dadeville Area Chamber, and*  
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Tickets:      Deadline to purchase tickets is February 5th

Lake Martin Dadeville Area Chamber 345 E. LaFayette St., #102 256.825.4019  
Lake Martin Area United Way 256.329.3600

# STILLWATERS SOCIAL CLUB



All StillWaters owners are invited to attend our next social event that will be held on Thursday, February 15th at 5:00 PM, at the SWRA Community Centre. Please bring soup, salad, or a dessert to share. Bring your own beverage. Meet new friends and get better acquainted with those you already know. We look forward to seeing you there. If you have any questions or ideas, please call Kay Dickey at 334-462-0835.



# SWRA CALENDAR OF EVENTS



SUN	MON	TUE	WED	THU	FRI	SAT
				1	2 Bridge 9 AM - 1 PM	3 Golf Cart/ATV Registration 8:00 AM - 12:00 PM SWRA Office Parking Lot
4	5 Lake Martin Creativity Group 1 PM - 4 PM	6	7 Bridge 9 AM - 1 PM  ARC Meeting 4 PM	8 SWRA Open Meeting SWRA Office 6:30 PM	9 Bridge 9 AM - 1 PM	10 SWRA Open Meeting SWRA Office 1:00 PM
11	12 Lake Martin Creativity Group 1 PM - 4 PM	13 SWRA Board Meeting 9 AM	14 Bridge 9 AM - 1 PM	15	16 Bridge 9 AM - 1 PM	17
18	19 Lake Martin Creativity Group 1 PM - 4 PM	20	21 Bridge 9 AM - 1 PM  ARC Meeting 4 PM	22 SWRA Open Meeting Online 6:30 PM	23 Bridge 9 AM - 1 PM	24 SWRA Open Meeting Online 9:00 AM
25	26 Lake Martin Creativity Group 1 PM - 4 PM	27 SWRA Board Meeting 9 AM	28 Bridge 9 AM - 1 PM	29		

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