

## Winter Projects

Areas 2 and 6 closed on November 15<sup>th</sup> to facilitate winter work projects. Areas 3 and 4 closed on January 2, 2019 with the exception of Sites 110-118 and the tent area.

All of Areas 3 and 4 reopened March 4, 2019. Areas 2 and 6 will re-open on April 1, 2019.

Sites 282, 284, 286, 288 and 290 have been rebuilt and given new pads and decks. These sites are already 50-amp sites. Completion of the project for this past winter is paving of Area 6. This should be done by the time the area reopens April 1, 2019 if the weather holds.

Our Housekeeping team continued their normal winter schedule of deep cleaning every bathhouse, each and

every rental, the Activity Building and the Clubhouse. We ask for understanding of the owners staying here during the winter months in the necessary closing of the larger areas. The deep cleaning involves extreme removal of items and detailed floor to ceiling cleaning in addition to applying wax to the floors of the Activity Building and the Clubhouse. The day to day cleaning often goes unnoticed and taken for granted.

The monthly more detailed cleanings which close the Clubhouse down for a day can cause a bit of stress for the owners, but this necessary once-a-year deep cleaning can take as long as 2 weeks, but maintains the areas and cleanliness for the owners and guests for the entire year.

## Tim Copp Named Maintenance Manager

Since the resignation of Steve Tallman approximately 7 months ago, our maintenance staff has been performing their normal duties, including moving campers, repairs, inspections, etc. short-handed and with the help of volunteer owners including David Stover, Doug Jackson, Johnny Simmons and Thurman Carpenter.

Recently, Steve's position has been

filled by the promotion of Tim Copp as Maintenance Manager. Tim has been with Unicoi Springs for 14 years. Most owners are familiar with his dedication to the job combined with an easy sense of humor.

Prior to coming to Unicoi Springs, he spent 24 years at Featherbone Manufacturing as a Warehouse Supervisor.

## Two Brand New Rentals

The Atlanta Camping and RV Show is not only an event to show off Unicoi Spring Camp Resort, but to shop for new rental campers for the Resort.

Our rentals are very popular among owners and their families...a way that everyone can enjoy our resort even if they do not own their own camper.

As with everything else, there comes a time to retire a piece of equipment and upgrade to a newer model. This year, Tommy Walker's goal was to find just the right combination of beauty and

comfort to replace two of our older Springdales. He did just that by purchasing a 2018 and a 2019 36 foot Passport travel trailer.

Each has a beautiful natural wood look interior with a queen bedroom at one end and a bunkhouse with 5 bunks at the opposite end. Each will have two tv's - one in the living room and one in the bunkhouse so there is no wrestling over the remotes!

The new rentals are on Site 2 and Site 13. In the past four years, all rentals have been replaced with new models

## Staff Certification in CPR

A training class for CPR was held in February in the Activity Building and attended by the staff. Danny Speaks, formerly an EMT, fire fighter and sheriff deputy instructed the class. Both the traditional procedures for immediate

"on the scene" assistance and training in the usage of the Automated External Defibrillator were given. Those taking the CPR classes also learned how to operate the defibrillator which is located in the Clubhouse.. The class was offered,

All departments completed the annual inventory of equipment and supplies. The Office continued with reservations, reports, correspondence and collections.

### COMING SOON!!

In the Clubhouse from 6 pm -9pm  
March 16th - Freedom Band  
April 13th - Johnny Cash  
May 4th - Highway 211

He and his wife Cecelia have been married for 23 years. Congratulations, Tim...thank you for all you do!

with the exception of #67 and our pet friendly rentals #231 and #283.

These last three Springdales have served us well and will also be replaced in the next few years according to budgetary goals.

free of charge by Tru-Vision Security as part of our security contract with them. Those attending will receive updated or new certification cards.

## CAMP

for less than \$4 a day

Limited Number of  
Ownerships Available

Inquire Within

# The Springs Communicator

"An Official Publication of the Board of Directors"

### Inside this issue:

Gentle Reminders	2
Looking Ahead	
Maintenance Fees	3
LP Tanks	
RV Show	
Chapel Services	
Winter Projects	4
Tim Copp	
New Rentals	
CPR Certifications	

### In Memoriam

Barbara "Bobbie"  
Cunningham

*You will be missed...*

To the families and friends of this owner, we send our condolences. Please help us recognize anyone whose name has been inadvertently omitted.

Check the website for current board meeting notes, activities, announcements, newsletters and much more.

www.unicoisprings.com

## Current Board of Directors

The previous issue of The Communicator gave the election results and duties of our new Board members.

Within a few months of those appointments, two board members chose to step down due to personal reasons. Kathy Davis and Johnny Simmons tendered their resignations. We thank them both for their service and

wish them well in their personal endeavors. George Petty and Vern Stearns were appointed to fill these two vacancies.

Our current Board of Directors and their duties are as follows: David Stover, President and Activities; Thurman Carpenter, Vice President and Buildings; Doug Jackson, Treasurer; Mary Hill,

Secretary; George Petty, Rules and Regulations and Owner Relations; Tommy Walker, Equipment; and Vern Stearns, Director.

## Lights, Hearts, Flowers...ACTION!!

Another beautiful holiday season has come and gone leaving some great memories of gifts, good food and fellowship. Thanks to the artistry of Johnny Simmons, Unicoi Springs easily rivaled the lights of downtown Helen this year. He brought close to 60,000 lights and decorations to adorn the front entrance, the Security Office and the Clubhouse exterior. Thanks to the Acevedos, their guests, the Manleys, the Tompkins, the Singletons, the Stearns and their guests, all the decor inside and out went up and came down without a hitch.

Sharon Whitley and James Hackney donated meat and all the trimmings for both Christmas and New Year's dinners. A great group of cooks, including Diane Stover and Carolyn Simmons and each of you who brought dishes to share, culinary magic happened for the owners here for the holidays.

For the first time in many years, a lovely Valentine Dinner and Dance was THE EVENT of February.

The idea was conceived by Barbara Dove. Barbara, Maureen Acevedo, Barbara McCurley and Vicki Petty created the beautiful setting and atmosphere of the Clubhouse. David Stover coordinated and procured the supplies for the menu consisting of 12 oz ribeye steaks, baked potato, salad, dessert and drink...all for \$10.00 per person. Reinforcements were called in to help with all phases of this event. Herman Dove, George Petty, Thomas McCurley, Betty and Lonnie Bennett, Thurman and Kathy Carpenter, David and Diane Stover, Shelley Stover, Rich Wistrom, Tommy Walker, "Ace" Acevedo, Yvette Dunford, Nancy Wiseman and Dominic Orlando all helped in some aspect of setting up, cooking, serving

and cleaning at the end. Shelley Stover did the DJ duties for the dance after dinner.

The evening was a major success filled with great food, friendship and positivity. This could well become another Unicoi Springs annual tradition!

Trying to thank everyone can be a slippery slope around here. Unicoi Springs is filled with Lone Rangers who help and disappear! If you know of someone we missed, please let us know so we can recognize and thank them for their help this year.

## Gentle Reminders

◆Questions regarding rules, policies, fees, etc. should be addressed to the Board of Directors or the Office. Posting these inquiries on the Yahoo Group or the Unicoi Springs Facebook page may not garner the correct answer or possibly no response at all. These two social media sites are NOT OFFICIAL Unicoi Springs sites and are not monitored by the Board. They have been created by volunteer owners to encourage conversation and enjoyment among owners.

Sometimes, a simple phone call can clarify an issue. If you wish to have a formal answer from the Board of Directors, a letter, including your name and owner number can be submitted to the Board. These letters will be addressed at the next meeting and you will receive a written reply.

If your issue is important enough to you, you may request to appear and speak to the Board as long as you contact them, in writing, 10 days prior to the next Board Meeting.

◆Please place your “U” number on the tongue of your tow trailer. Thanks to all who have done so. Please park in

the designated areas or at the end of the Chapel parking lot for possible removal by the staff to the trailer storage area during busy times.

◆If you notice something that needs attention or repair, please notify the Office so immediate action or a work order can be prepared, documented and assigned to the proper department.

◆On October 1, 2008, the first official test of the our severe weather siren system was implemented. Monthly tests have continued on the first Wednesday of each month on clear days. Listen, and you will hear the recording assuring you that this is a test. The test will be rescheduled if the normal test day is not a clear day. This system enhances the security our owners have experienced over the years.

◆It is your responsibility, as an owner to stay apprised of current Rules and Regulations. Printed copies are available in the Office and are also available for viewing and/or printing in the Unicoi Springs website Document

## Looking Ahead to the Next Election

The terms of two board members, are coming to an end this year. Our sincere thanks to Tommy Walker who served two terms and a total of six years and Thurman Carpenter, who served one three-year term for their volunteer service to the Resort.

Their exits open up two positions for the 2019/2020 Board of Directors. Any owner, in good standing according to the mandates in Article III, Section 8 of the By-Laws, can submit an application. (The By-Laws are available in the Office and in the Document Library on our website.) The Board will select those to be nominated from the applications received.

Application forms may be obtained in the Office. The applications of those nominated will be considered the formal resume’ and will be duplicated and sent out to all current owners for their consideration prior to voting. The completed form must be received by

the Board no later than June 7, 2019 by 5:00 p.m.

Submission of applications for directors via signed petition are due in by 5:00 p.m. on June 21, 2019. (See By-Laws for requirements.)

If you’ve ever thought “I can make things better for everyone.” If you have a sincere desire to take a “hands-on” approach to maintain our mission, protect and represent the interests of all owners; please consider submitting your application.

If you are unable to commit to this responsibility, please encourage someone who does fit the bill to run and make sure to give the ultimate opinion...VOTE. Don’t assume that one vote won’t matter; you know better.

Library.

◆We encourage all owners to use Oxi-Clean in laundry and Rid-X in holding tanks in place of Clorox. Both of these products are better for our sewer system, which is like a home septic tank.

◆The GPS coordinates of the Resort are posted on the website as well as print advertising and collateral pieces as they are replenished. Many people are not aware that the GPS system does not recognize Unicoi Springs Camp Resort address as Helen. Sautee Nacoochee, 30571 must be entered as the address to get the most direct route. Otherwise, it will send them down Bean Creek Road which is not an easy route for a big rig.

The new 2019-2020 Board will assign positions at their first executive meeting on September 21, 2019 after the Annual Owners Meeting.

*Mark your calendar for the “Meet the Candidates Meeting” on Saturday, August 24, 2019 at 10:00 a.m. in the Clubhouse.*

*“If your actions create a legacy that inspires others to dream more, learn more, do more and become more, then, you are an excellent leader.” John Quincy Adams*

## Maintenance Fees, etc....

The November, 2018 issue of the Communicator gave a complete explanation of the increased maintenance fees, on/off fees and a nightly reservation fee effective January 1, 2019. (You can request a copy of that newsletter in the Office or view it on our website at [www.unicoisprings.com](http://www.unicoisprings.com) in the Document Library).

Also included in that article was a reminder about the 3.5% processing fee for the use of a credit or debit card. Even though this has been in effect since April, 2018, the staff makes an effort to remind you when you call so

## Out of Date LP Tanks

We mentioned this subject in the previous Communicator under Gentle Reminders. This article is to serve as a more detailed reminder about the importance of your LP tanks being valid and certified with a little more details and solutions for you.

It is against federal and state law to fill a tank that is older than 12 years past certification. (This has increased from the previous 10-year time period stated.) Some of you have received that phone call from the office informing you of this fact.

## Unicoi Springs at the 2019 RV Show

January 25, 26, and 27, 2019, the Annual Atlanta RV and Camping Show was again attended by a group of owners and Board members, who drove down on Thursday to set up the display and shared work duties greeting and discussing our Resort with the more than 10,000 people who attended.

A special 30% discounted show price was offered during the show and extended for 90 days after the show. At-

## Chapel Services

The Unicoi Springs Chapel will open for the 2019 season on April 28<sup>th</sup>, the Sunday after Easter.

Until the season is fully underway, there will only be the Sunday morning 10:00 a.m. chapel service. Eventually, there may be an earlier service for

you can send a check if you wish. This particular charge is allowing the resort to keep a substantial amount of money in Operating Expenses rather than paying this amount to the bank. Those who use this service are sharing the cost.

As in the past, the first portion of your \$450.00 maintenance fees were due January 1, 2019 and the remaining half is due April 1, 2019. If at least the first portion is not paid by February 1, interest charges of 1.5% are charged on that first portion until it is paid. If

You will have to take your tanks to a certified LP company where they will check for leaks, make sure you have the proper valve and that your tank is safe. If your valve needs to be replaced, the consensus is that buying a new tank is the most economical route.

Once your tank has been re-certified, you are required to have them checked and certified again every 5 years. Stickers will be affixed with this information.

tendees were given a 90-day Price Guarantee of \$4200 which will expire on April 28, 2019. The normal price of \$6,000 offers a non-refundable \$1,000 option allowing the purchaser to take 90 days to pay the remaining balance. The discounted price requires full payment at the time of sale.

Sincere appreciation to Johnny and Carolyn Simmons, Ed and Mary Hill, Doug Jackson, David and Diane Stov-

singing in addition to Wednesday night and Sunday night services. If you are interested in conducting a service or know of someone else who might be a good lay speaker, pastor or minister, contact Carol Carey.

you still have a balance on May 1, 2019, interest will be charged monthly on the entire past due balance. Reservations may not be made until your account and any linked to your are current.

We ask that you pay your fees in a timely manner or contact the Office if you are experiencing financial difficulties.

There are three companies in our area who can re-certify your tanks:

Blossman Gas – 706-865-1797. They charge \$15.00.

GA Mountain Gas – 706-348-2020. They charge \$5.00.

Amerigas – 706-865-2131. Their charge is \$19.95 and will not be resuming that service again until the summer.

er, George and Vicki Petty, Thurman and Kathy Carpenter, Steve and Bevely Singleton and Tommy Walker for their time, travel and efforts in helping with this event. Two new ownerships were sold – one at the show and one in the office.

Waymon Lunsford coordinates gospel sings if you or someone you know is interested in performing.

Our chapel is non-denominational. Everyone is welcome. Please join us.