



# TELL-E-GRAM

AUGUST 20, 2019



## TELLICO VILLAGE PROPERTY OWNERS ASSOCIATION AGENDA

Wednesday, August 21, 2019  
1:30 p.m.

Tellico Village Yacht Club

	Outcome	Responsible
I. President Announcements	Call to Order	Bruce Johnson
II. Minutes (July 17, 2019)	Approve	Bruce Johnson
III. Advisory Committee / Liaison Reports		
• HOA		Ellen Fox
• ACC		Clayton Taylor
• Public Works		Jeff Gagley
• Golf		Jim West
• Finance		Kevin Ellsworth / Parker Owen
IV. Communications Policy / Update on Internal Communications	Approve	Beth Kuberka

## TABLE OF CONTENTS

Board Meeting Agenda .....	Page 1
Kahite Grand Opening, Adopt-A-Class .....	Page 2
Frequently Asked Questions .....	Page 3
ACC Highlights, Construction Update, Shop TV, Tellico Players .....	Page 4
Kiwanis Club .....	Page 5
Tellico Village Tarpons, Lions Club, Recycle .....	Page 6
The Public Library, Roadrunners RV Club, TV Hikers, Kiwanis Golf Charity, New Villagers .....	Page 7
Flyers .....	Page 8
Pet of the Week .....	Page 9

## POA MEETINGS AND EVENTS:

August 21, 1:30 p.m. – Board Meeting, Yacht Club  
August 22, 8:30 a.m. –LRPAC, POA Conference Room



VI. Other / Member Comments- Discussion

## KAHITE GRAND OPENING

The grand opening of Kahite Community Center was held on Thursday, August 15th. The POA welcomed over 200 Tellico Village property owners who came out to celebrate this beautiful new facility. Pictured below at the ribbon cutting ceremony are Ryan Kulke with Merit Construction, Kahite resident John Everton, POA Board President Bruce Johnson, POA General Manager Winston Blazer, POA Recreation Director Simon Bradbury, Kahite resident Marianne Covart, and Blake Newman with Merit Construction. We are grateful for all the hard work, donations, dedication, and support that made this project possible, and we are thrilled with the end result!

We know many of you are excited to begin using this space—to reserve Kahite Community Center for your next social gathering, please call Kahite Pub & Grill at 423-884-2159.



## ADOPT-A-CLASS

Adopt-a-Class is a charitable educational association that supports two local public elementary schools. We collect, purchase, and distribute donations of school supplies and educational tools. In addition, many Tellico Villagers serve as classroom volunteers at Loudon and Steekee Elementary Schools. We have registered close to 40 returning volunteers for the 2019-20 school year, but still have openings at both schools. Please contact Karen Hamerslag for more information about our program, specific volunteer needs, school calendar, and protocols. To sign up, please email [adopt.a.class.tn@gmail.com](mailto:adopt.a.class.tn@gmail.com) with your name and preferred phone number.

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## FREQUENTLY ASKED QUESTIONS

By Fred Toettcher, Tellico Village Marketing Team Member

**Editor's Note:** Understanding Tellico Village real estate market performance and the investment required to maximize this performance is extremely important to all property owners. The following is the first in a series of three articles that will answer questions most frequently asked of the Tellico Village marketing team.

### **Question #1: What is the current status of the Tellico Village real estate market?**

Both 2017 and 2018 were record-breaking years for virtually all Tellico Village real estate performance metrics. This pace has continued through the first six months of 2019 with total Tellico Village MLS (Multiple Listing Service) sales up 10% vs 2018. POA lot sales are up 44%. New single family building permits are up 8%. Residential property values increased 2% (to \$153.00 per square foot). Average residential time-on-market declined about 20% (from 3.0 to 2.4 months).

### **Question #2: Given the strength of the national economy, wouldn't the Tellico Village real estate market be strong even without the POA marketing program?**

While the economy continues to be strong, the national housing market was soft through the first six months of 2019 with single family existing home sales down 4% and housing starts down 5% versus 2018. This soft market is different from the market in Tellico Village.

Tellico Village's real estate trends have been stronger than the national housing market since the POA marketing program was launched in 2013. As a result of the 2007 "Great Recession", Tellico Village had suffered far greater damage than the national market culminating with 2011 existing home sales down 61% versus 2005 compared with a national decline of 39%. Once implemented, the POA marketing program helped reverse this negative performance. By 2017, Tellico Village existing home sales were up 100% versus 2012, over five times the national increase of just 19%.

Since the economy was common to both the national and Tellico Village real estate markets, these differences were due to other factors. The Village's extraordinarily weak 2005 – 2011 performance was abetted by a total absence of marketing investment. Introduction of the POA marketing program helped reverse this trend, and the Village's record-breaking 2017 - 2019 (to date) existing home sales have been driven by program-created leads that directly resulted in over half of the total homes sold during this period.

Stated simply, the Tellico Village real estate market would not be nearly as strong today without the benefit of the POA marketing program.

### **Question #3: Why should Villagers care about the Tellico Village real estate market?**

With existing home sales doubling since 2012, average time-on-market has been reduced from 7.0 months to 2.4 months, and residential property values have increased a total of 26%. The impact of recent increases in Tellico Village property values is staggering. During the last 30 months, property values have increased 15.3%, from \$132.74 per sq. ft. to \$153.00. Since January 2017, property owners have sold a total of 740 homes and actually "cashed-in" equity increases totaling \$30,102,967 or an average of \$40,680 per home sold. For many Villagers, their home is their most important asset. At some point, most Villagers will want or need to sell their home to finance the next phase of their lives. All Villagers now have the added security of knowing that if they own an average priced home in Tellico Village (\$414,016), their home is worth an average of \$54,823 more than it was just 30 months ago.

Tellico Village property owners should be able to sell their homes on a timely basis and at a fair price. This was the original premise of the POA marketing program and remains its primary objective today. And every Tellico Village property owner has a major stake in the degree to which this program has been, and continues to be, successful.



## ACC HIGHLIGHTS

The Architectural Control Committee met on August 15th. The committee heard 13 permit applications; 12 were approved and 1 was rejected without prejudice.

## CONSTRUCTION UPDATE: TOQUA CLUBHOUSE

This week, stone work and electrical work continue, along with painting and HVAC installation. They have also begun forming the pad on the east side of the building.

Stay up to date with the ongoing construction! Click [here](#) for the progress at Toqua Clubhouse.



Toqua Clubhouse



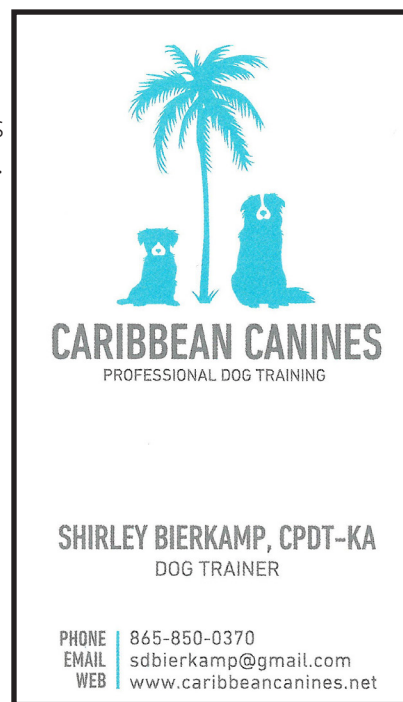
Toqua Clubhouse

## SHOP TV

Patty's Laser Engravings is owned by Villager Patty Authement. From signs to wine glasses, to name tags—you name it, Patty can engrave it. You may recognize her work; she often engraves items for POA events and the Recreation Department. If you would like to contact Patty, her email is [pattyslaser@hotmail.com](mailto:pattyslaser@hotmail.com). You can also reach her by phone at 985-640-9586.



Shirley Bierkamp is a Certified Professional Dog Trainer and holds many other certifications, along with years of experience in training dogs. She offers private, in-home customized training based on your dog's needs, all levels of obedience training, and behavior modification for both common and serious behavior issues. If your pup needs to shape up, contact Shirley at 865-850-0370 or [sdbierkamp@gmail.com](mailto:sdbierkamp@gmail.com). You can also visit [www.caribbeancanines.net](http://www.caribbeancanines.net) to learn more about her and her training style.



## TELLICO PLAYERS

Auditions for the Tellico Community Players production of Christmas Belles will be held from 6 – 8 p.m., Tuesday, August 27; 2 – 4 p.m., Wednesday, August 28; 6 – 8 p.m., Thursday, August 29 and 11 a.m. – 1 p.m., Saturday, August 31 at the Tellico Community Playhouse, 304 Lakeside Plaza, Tellico Village, Loudon.

Director Sue Aukerman is looking to cast seven women and four men for this comedy by Jesse Jones, Nicholas Hope and Jamie Wooten. The play will run Thursday – Saturday, December 5 – 7 and Thursday –

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Sunday, December 12 – 15. Sue can be reached at [sue.aukerman@gmail.com](mailto:sue.aukerman@gmail.com). Producer Rosie Sylvester is at [rcsyl@gmail.com](mailto:rcsyl@gmail.com). Rosie and Perry Sylvester are also sponsors. Copies of the script are available at the Public Library at Tellico Village.

It's Christmas time in the small town of Fayro, Texas, and the Futrelle Sisters – Frankie, Twink and Honey Raye – are not exactly in a festive mood. A cranky Frankie is weeks overdue with her second set of twins. Twink, recently jilted and bitter about it, is in jail for inadvertently burning down half the town. And hot-flash-suffering Honey Raye is desperately trying to keep the Tabernacle of the Lamb's Christmas Program from spiraling into chaos. But things are not looking too promising: Miss Geneva, the ousted director of the previous twenty-seven productions, is ruthless in her attempts to take over the show. The celebrity guest Santa Claus – played by Frankie's long-suffering husband, Dub – is passing a kidney stone. And the entire cast is dropping like flies due to food poisoning from the Band Boosters' Pancake Supper. And when Frankie lets slip a family secret that has been carefully guarded for decades, all hope for a successful Christmas program seems lost, even with an Elvis impersonator at the manger. But in true Futrelle fashion, the feuding sisters find a way to pull together in order to present a Christmas program the citizens of Fayro will never forget.

Detailed character descriptions including the approximate number of lines for each character can be found on [www.tellicomunityplayhouse.com](http://www.tellicomunityplayhouse.com) (click on auditions).

## **KIWANIS CLUB**

### **Back-to-School Gift Certificates**

On July 25th, the Tellico Village Kiwanis Club conducted its popular Back-to-School Clothing Gift Card program at the Lenoir City Wal-Mart. The Club is especially indebted to our corporate sponsor, Malibu Boats, for its generous support of this event.

Held in collaboration with the Family Resource Centers of the Lenoir City and Loudon County schools, 50 young students received gift certificates to shop for new clothes for the upcoming school year.

The program was co-chaired by Jerry and Laura Wrubel. Also present were thirteen Kiwanians. Susan Fox, Don Maloney and several colleagues from Lenoir City Schools were in attendance, as was Cindy Purdy from Loudon County Schools. Debbie Kent represented Malibu Boats.

Wal-Mart Store Manager Laurie Babb and her staff were invaluable in making the event run smoothly.

The program is intended to make that special first day of school even more special. Based on the plentiful smiles evident that day, it was a rousing success!

### **Children's Music Program**

Our guest speaker at our August 6th Kiwanis luncheon meeting was Mr. Ronnie Raper. Ronnie is a professional musician and instructor; he and his family form a local Blue Grass band called Reliance. For the past 10 years, Ronnie has been offering private lessons in his hometown of Etowah, here in Tellico Village, and Madisonville. Ronnie is also the instructor for the Tellico Village Guitar Club.

Ronnie also volunteers his time at Etowah City Schools with a current class of about 15 guitar students, with whom he is teaching for the fourth consecutive year. Having started the class with no instruments, the class is growing with the help of community support like the Tellico Village Kiwanis Club.

In attendance with Ronnie were two of his students, Genna Lee, who played piano and guitar and Savannah Self, who played piano and sang. Ronnie also brought along ten-year-old Natalie, who had expressed a desire to learn how to play guitar, but could not afford one. Natalie is being raised by her great, great, grandmother.

Beth and Ray Mouse, along with Rich Grech, surprised Natalie by presenting her with a brand-new bright pink guitar on behalf of the Tellico Village Kiwanis Club.

Ronnie has offered his instruction and Natalie has promised to come back next year and play for us.

## TELICO VILLAGE TARPONS



The Tellico Village Tarpons Swimming Team celebrated their 25th anniversary in grand style at their season end awards banquet which was held at the Tellico Village Community Church on Saturday August 10th. State Representative Lowell Russell was the keynote speaker and Loudon County Sheriff, Tim Guider, was there to accept a check for \$1,650.40 which was raised by the swim team for the annual Toys for Tots program.

Representative Russell congratulated the swimmers on a successful season and commended them and their parents for their volunteer service to the residents of Loudon and Monroe Counties. He said it is great that the team provides an opportunity for



children ages 6 to 18 to participate in competitive swimming to have fun and to learn many valuable life lessons.

The swim team conducted a Swim-a-Thon to raise money for the annual Toys for Tots program which is held each year by the Tellico Village Woodworkers Club and administrated by the Loudon County Sheriff's Department. The Woodworkers Club makes over 500 toys and collects another 500 toys that are donated by Village residents. The Sheriff's department distributes the toys to needy children throughout Loudon County.

Head Coach Kim Wiebe said "over twenty swimmers were very excited to raise money to help other kids". They obtained pledges for donations prior to swimming for two hours at the Chota Rec Center. Sheriff Guider said "this is the largest cash donation made to the program since it began over 20 years ago".

## LIONS CLUB

Although the actual date is still several months away, members of the TV Lions are busily preparing to celebrate the 20th anniversary of the founding of their club. The anniversary will be celebrated by a gala dinner at the Yacht Club on November 22nd. Invitees will include charter members of the club who played a significant role in the founding of the club. Of the 28 charter members, two are still active in the club while 8 others still reside in the Village.

One significant component of the club's success has been the support given to all of its activities, fundraisers, health fairs, support to the TVVFD and Library for example, by the residents of Tellico Village. To give Villagers a sense of what they have helped accomplish, a series of articles about club achievements will be prepared over the course of the next several months leading up to the anniversary itself. These will portray not only the degree of financial support the club has received but, more importantly, the magnitude and scope of the reach of these program into the community in terms of the individuals helped by various service programs.

## RECYCLE!

Did you know you can recycle your cans right here in the Village? The Tellico Village Garden Club uses the proceeds for all the entrances throughout our community. Drop-off bins are located at convenient areas such as the golf courses, pavilions, and boat docks.

Make sure you utilize the recycle bins to help keep our entrance gardens and environment beautiful!

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# UPCOMING EVENTS AND MEETINGS

## PUBLIC LIBRARY AT TELLICO VILLAGE

Wednesday, August 21, 2019, 1 – 2 p.m. at The Public Library at Tellico Village

Dr. Mag Abdu, PT, of Advanced Physiotherapy Clinic will discuss signs and symptoms of “Frozen Shoulder” and how therapy can help. Please call The Library at 865-458-5199 to sign up for this free presentation.

Tuesday, August 27, 2019, 11a.m. – noon at The Public Library at Tellico Village

Gerald Augustus of the Civil War Roundtable will present “Which Sword Should I Carry. The Swords by the Soldiers in the Civil War”. Please call the Library at 865-458-5199 to reserve a seat for this free event.

## ROADRUNNERS RV CLUB

Please join the Tellico Roadrunners RV Club Tuesday, August 20th for the general meeting and social at 7 p.m. at the Yacht Club. General club business will be discussed, as well as sharing information on recent and upcoming RV rallies. Visitors are welcome.

## TV HIKERS

Date: Wednesday, August 21st

Time: Depart at 8 a.m. from Lakeside Real Estate parking lot

Destination: East Lakeshore Trail: Glendale Loop/Part of Coytee Loop Branch

Distance: Approximately 5+/- miles if you hike both sections

Elevation: Minimal

Rating: Easy

Drive Time: 30 Minutes

Leader: John Winn | 865-824-6200 | [john.winn@gmail.com](mailto:john.winn@gmail.com)

This trail is a pleasant hiking experience winding along the shoreline of Powerline Cove and the main channel of Tellico Lake with panoramic view of the lake. We will begin at the Glendale Parking area. Those who wish can end their hike by taking the Short Cut Loop Trail and return to their vehicles (2.2 miles) or continue hiking a portion of the Coytee Loop Trail and returning to their vehicles using the Shortcut Loop Trail on the return (5+/- miles). Please bring \$2 to help cover gas, a trail snack, and insect repellent.

## KIWANIS CLUB GOLF CHARITY

The annual Kiwanis Club Charity Golf Outing will be held on Saturday, August 24th at Toqua Golf Course.

Foursome scramble, shotgun start at 9 a.m. Come enjoy a continental breakfast, Chick-Fila-A lunch, and lots of prizes! All money raised goes to the Kiwanis Club programs to help kids in our local area. It will be a \$50 donation per person plus golf course green fees. Sign up at any of the golf courses or contact Jim Dullea at (757) 352-8917.

## NEW VILLAGERS

The New Villagers Club holds a Social on the first Thursday of every month at the Tellico Village Yacht Club.

The next Social will be Thursday, September 5th at 4:30pm. New members should arrive promptly at 4:00pm and make every effort to register online before the meeting. For more information visit the New Villagers website at [www.telliconewvillagers.com](http://www.telliconewvillagers.com).



# MightyBlue

## Live MUSIC

Dinner 5-7pm | Live Music 6-9pm

Wednesday, August 21<sup>st</sup> at the Kahite Community Center

Don't miss the inaugural dinner buffet, live music and dancing  
at the brand new Kahite Community Center!

Dinner reservations are required, with space limited to 100 seats.  
Southern Fried Chicken and Lisa's Famous Meatloaf will be featured on the buffet!  
Call the Kahite Pub at 423.884.2159 or email [aday.avehospitality@gmail.com](mailto:aday.avehospitality@gmail.com).

Enjoy the music of **Mighty Blue**, Knoxville's top blues band!

Check them out here: <https://www.mightyblue.net>

*A \$5/person donation is requested to cover the band.*

# FALL

SAVE THE DATE  
OCTOBER 25

## festival



POA, KIWANIS, LIONS CLUB, UNITED WAY, WOMEN'S CLUB, FIRST BAPTIST CHURCH,  
SHEPHERD OF THE LAKE LUTHERAN CHURCH

COMMUNITY EVENT @

COMMUNITY CHURCH AT TELlico VILLAGE 11 AM-2PM



**LITTLE ITALY OF TELlico  
FESTIVAL & LOW COUNTRY  
SHRIMP BOIL DINNER  
SATURDAY, SEPT. 7  
at the Tugaloo Pavilion**

Join us for a fun afternoon!  
Vendors Displaying Arts, Crafts, Jewelry,  
Wood Items, Baked Goods & More  
Tellico Village Vintage Vehicles  
3:00PM - 6:00PM \*\* OPEN TO THE PUBLIC  
\*\*\* MUSIC \*\*\*

**DINNER: 4:00PM-6:00PM & 6:00PM-8:00PM**

Low Country Shrimp Boil Dinner:

Shrimp, Adouille Sausage, Red Potatoes & Corn on Cob  
w/garlic and spices

Chicken & Sausage Jambalaya & Rice Dinner  
Grilled Bratwurst

Dinners served with Potato Salad or Cole Slaw, Corn Bread  
and Dessert

BYOB - Tea, Soft Drinks & Water Included

NO To-Go Boxes

**\$29.95 Per Person plus tax**

**PRE-PURCHASE tickets at:**  
**Mama's Grits, in the Village Square or**  
**Little Italy, Lakeside Plaza**  
**(Tickets limited and non-refundable)**

**NO TICKETS WILL BE SOLD AT FESTIVAL OR DINNER**

**5% of ticket sales to benefit Tellico Village Fire Dept.**  
**Parking space is limited. Car Pooling advisable. Shuttle ser-**  
**vice available from Mama's Grits parking lot to the Tugaloo**  
**Park and Pavilion and return courtesy of TLC.**



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## PET OF THE WEEK:

Meet Marisol and Malcom, adorable siblings that were turned into Animal Control and then brought to the shelter to find the right family. They experienced some less-than-stellar husbandry from their prior caretaker. Their lackluster care has not fazed either of this dynamic duo and they are now flourishing with proper nutrition and a clean environment. Malcolm has a non-stop motor and can never get enough contact and attention. Marisol is a bit quieter in comparison but equally as friendly. Both love to play, cuddle, and be adored. They are wonderful kitties in search of their forever person(s).



The Monroe County Animal Shelter is located at 170 Kefauver Lane in Madisonville (behind Wal-Mart) and is open Tuesday – Friday from 11 – 4:30 and Saturdays from 11 – 2. The shelter is closed to the public on Sunday and Monday. Call 423-442-1015 and check out all available pets on our website at [www.monroecountyfriendsofanimals.org](http://www.monroecountyfriendsofanimals.org). TN Monroe County Animal Shelter is the official Facebook page for the Monroe County Animal Shelter.

All animals adopted are spayed or neutered, wormed, have age appropriate vaccinations and testing, and are microchipped with registration. Cats are litter box trained. \$50 adoption fee over 1 year old, \$60 under 1 year old.

We need foster homes for cats and kittens! It takes ALL of us to save and rescue them. Many kittens just need socialization, and what is more fun than playing and holding kittens?! YOU can make the difference!

The Monroe County Animal Shelter (MCAS) operates a monthly food pantry to help pet families in Monroe County. Our supplies are low and we need your help. The shelter needs: Pedigree dog and puppy canned and dry food, Friskies canned pate flavors, and Purina One dry cat and kitten food. Donations via PayPal can be made from our website ([www.monroecountyfriendsofanimals.org](http://www.monroecountyfriendsofanimals.org)) or checks may be mailed to MCFA, PO Box 106, Vonore, TN 37885. All funds are used for animal care, including veterinarian fees, antibiotics, testing, vaccinations, flea and heartworm control, cat litter, and sanitary litter boxes. Donations can be dropped off at the shelter during open business hours. In addition, the Food City in Vonore has a donation barrel by the customer service desk/self-check-out area for convenience of purchasing supplies and leaving them at the store. Thank you for your kindness and support.

Are you looking for a way to give back to your community? The Monroe County Animal Shelter is looking for volunteers. Perhaps you could man the front desk or help with other administrative duties. Maybe you'd enjoy being a dog walker. Perhaps you're good at grant writing or fundraising. Whatever your skill, you're needed at the shelter. Please contact us!