

Lockwood Folly Property Owners Association

19 CLUBHOUSE DRIVE SW
SUPPLY, NORTH CAROLINA 28462

2026 JUNE DIRECTORS' REPORTS

ASC – Patrick Prevatte

CLUBHOUSE & POOL HOUSE – Stan Nessing

A service call was placed with Coastal HVAC because of high temperature and humidity in the Oak & Anchor restaurant. The DOAS (Dedicated Outdoor Air System) was found to have leaking evaporation coils. Replacement coils are available under warranty. Warranty repair has been ordered, and Coastal HVAC is awaiting receipt of the replacement coil unit. Until the new coils can be installed, we are manually resetting the DOAS. Freon that evaporates through leaks in the coils freeze moisture in the air and the ice that forms cause the controller to shut off. The reset resumes operation of the DOAS until the next shut off condition occurs. We thank Terri Haysley for her assistance in monitoring the controller in the Pro Shop.

Annual preventive elevator maintenance was scheduled and completed by Otis Elevator Co.

An inspection for operation of the elevator emergency (telephone) call system was completed. Records and operations procedures were verified by the contractor.

Gutters and down spouts for the River Room deck were cleaned.

Lifenet records for the AED defibrillator were verified and updated. Lifenet is a health safety system that records status and location of defibrillators for emergency response.

A burned-out ceiling light in the library was replaced. Lights above the fans in the library and Oak & Anchor were removed.

Brunswick County inspections of emergency lighting, fire alarm systems, and fire extinguishers were completed in May.

A review was completed this month to verify inspection details. Inspection of the water-based systems, such as sprinklers and valves is scheduled for July 7.

The Fire Marshall has notified us of its intent to conduct a Clubhouse inspection in July.

The septic system was pumped, and quarterly inspection was completed on the system and drain fields.

CSC – Jeff Horkey

EVENTS – Ted Hansen

The annual 4th of July celebration will be held on Saturday July 4th. Thank you to the volunteers who helped make this event successful. Volunteers are the difference. Many hands make light work. Nearly 300 adults and children have signed up to attend.

Renee Edwards and I are still collecting your faded or tattered American flags - you can drop them off either in our newspaper box or on the front porch.

or

VFW on Sabbath Home Rd (see bartender inside). The VFW has an exchange program (free of charge) to provide a replacement flag for your retired flag.

Thank you to all those how donate. The next Redcross Blood drive is scheduled for Wednesday, August 5th from 11am to 4pm. Email blasts have begun. Please sign up directly on Redcross website. Thank you to those who donate – Your effort truly makes a difference.

GROUPS & PARK – Don Dyksterhouse

Grassroots maintained common areas for mowing, mulching, and blowing. Spreading of pine straw and mulch around the clubhouse, Ackley Park and various locations continued. Placement of additional mulch will occur in July.

Cedar trees along Purple Finch Lane that were dead (5) or diseased (12) were removed or had the dead branches removed. Treatment at the base of these trees will occur in July. The plan is to address the diseased trees along Marshview Drive in 2026-2027.

The vegetation pit was cleaned out and is 20% full.

Paving the entrance at Stone Chimney Road has been completed. Now that paving is complete, determining whether French drain/dry well is needed will be made after rainfall has occurred.

The storm water management team met in May. An estimate of construction costs for project- B-3, including installing a pipe under Clubhouse Drive is being developed. An inspection of numerous grate inlets occurred. One urgent item was identified (pipe disconnected at grate inlet) and several non-urgent grate inlet cleanouts were identified.

A new fan and a new bladder were installed in the pump house along Clubhouse Drive. A leak has occurred in the irrigation system along Clubhouse Drive and is being investigated. The source of the leak has not been determined. The fountains at the double pond along Clubhouse Drive were clogged and have been cleaned out. With the pond levels so low, this may be a recurring event.

FOCUS cut four control wires for the irrigation system along Clubhouse Drive. These wires were repaired.

One of the swings adjacent to the pool broke and the repair has been completed.

The deer crossing sign along the entrance road has been removed and a new sign has been ordered.

Three street lights on Clubhouse Drive were not working. BEMC was contacted and two of the lights have been repaired.

Thanks to the LFCC for continuing to support the Grounds area of responsibility this month. Also, thanks to Daryl Whisenant, and Joe Whitehouse for supporting Grounds activities this month.

POOL – Judy Antisell

June 2 - Work began on the new Pool House foundation. To break up the parts of the pool deck that were still left from the old Pool House, a jack hammer, sledgehammer and track hoe machine were used to break up the deck and pieces were stacked in a pile. At one point, one of the workers thought that they might have hit a water pipe. Vic West plumbing was called to check out the work area. No visible leaks were detected.

June 3-14 - Until the foundation work began, our water bills for the months of April and May showed stable water consumption (\$220.41-April, \$203.37-May). After the work began on the foundation, we had problems keeping the water level stable and had to continually add water using one or sometimes 2 hoses during the day and overnight. We knew we had to get help to locate any leaks.

June 17 - I called Pool Professionals to see if/when Leak Locators Co. were available to come to check the pool for leaks.

June 23 - It was discovered that the emergency phone at the pool was not working. When we checked the modem that was in the pump room, it was found not working. It was discovered that one of the workers tried to plug his phone into the modem. This caused the modem to stop working. Focus was called and installed a new modem.

June 24 - Leak Locators sent one person who physically went into the pool wearing a mask to swim underwater checking all skimmer throats, side of returns, and tile design areas. Several areas of concern were found. They were all treated with epoxy putty.

June 25 - Brunswick County inspector came at noon to inspect the pool.

June 25 - After the inspection, the pool manager found 2 of the foundation workers asleep in the pump room with their lunch plates on their laps. The Contractor was told that the pump room was off limits to workers. If they needed a place to eat lunch and take a nap, they needed to find a different location.

June 30 - Water in the pool turned green. The phosphate level was extremely high. It was likely due to fertilizer spread on the greens of the golf course followed by mowing of the lawn. After the pool was shocked, the water was back to normal.

July 4 - Various water activities, relay races, and swimming races were organized for all children ages 4-14. These activities began at 1:00 with a break at 1:45 and finished from 2-2:45 after which all participants received sherbert cups, prizes and medals for participation.

SECURITY – Mike Whitwam

STORAGE YARD, BOAT RAMP & TRASH AREA – Laura Botto

Garbage

1. Garbage is picked up on Monday, Wednesday and Friday. Residents are asked to place garbage inside dumpsters and to break boxes down. DO NOT THROW GARBAGE ON TOP OF DUMPSTERS. If they are filled, please bring your garbage back after they are empty.
2. Non household garbage is to be brought to the land fill off Rt. 17 or the Recycling Center on Oxpen Road.

Storage Yard

1. Anyone wishing to be place on the waiting list for the Storage Yard should contact Laura Botto.
2. Boats, trailers and motor homes are permitted.
3. Bills for the 2026-27 season will be sent out from the office. Payment is due by July 30th.

Boat Ramp

1. Repairs to the boat ramp have been completed.

TREASURER – Mike Collins

Treasurer's Report as of June 30, 2026

Balance Sheet

Cash in Bank:

- Checking/Savings \$ 61,602
- Operating Reserve \$1,445,259 *
- Asset Replacement Reserve \$ 404,470

Accounts Receivable \$ 61,242

Accounts Payable \$ 16,360

South State Mortgage \$2,065,384

* includes remaining insurance proceeds related to the Pool House fire of \$741,934 (insurance proceeds of \$1,069,473 minus funds spent through 6/30 of \$327,539)

Here is a summary of our spending/commitments regarding our insurance claims as of 6/30:

Total Funds Available \$1,069,473

Spent / Committed \$ 335,439 (includes \$7,900 still owed for architectural work)

Funds Remaining \$ 734,034

Insurance Reimbursement Pending Completion of the Project:

Depreciation \$ 52,034

Required Code Upgrades* \$110,800

Total \$162,834

* (sprinkler system, additional asphalt for fire trucks, civil engineering work)