



Lake Tansi POA Dispatch

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TO ALL POA MEMBERS

RE: GOLF COURSE FINANCIALS

From: Duke Coyne

President - POA Board of Directors

I thought that a little different perspective on the recent THIN Newsletter from Virg English; talking about the Golf Course financials, might be in order.

The figures quoted by Virg are accurate. And on the surface they do not look good at all. However, the supposition that 2008 looks bleak for the golf course is not as accurate as some would have you believe.

Let us examine a few pertinent facts. First - the weather has not been our ally. Despite the "drought" we find ourselves in, this has been a pretty wet beginning to 2008.

Second- Several of our golfers had leftover tickets from booklets purchased in 2007. Rightfully so, they were permitted to trade them in for credits on the new slider cards. Obviously this would not show up as revenue.

Third- We did indeed lose some of our golfers to other venues. While I continue to believe that their actions were precipitous I cannot deny that it has impacted, to some degree, our golf course revenue flow in the early months. However, this was expected. Hopefully they will opt to return to Tansi golf rather quickly. Despite the recent changes in fee schedules it is unquestioned that Tansi golf is one of the best bargains on the Plateau. Where else is a course such as ours available at \$19.00 a round?

Fourth- March sales figures appear to be on track to improve dramatically. Several golfers opted to wait until March to commit to one or the other Tansi golf package. April holds promise to be even better.

Fifth- and very important, is the fact that the nature of our current golf programs do not lend themselves to huge upfront revenues but rather to a steadier stream of ongoing revenue. Comparing this years revenue to last years, at this early stage, presents a distorted picture.

With all that being said, I believe that it is a bit premature to order the hearse and

flowers for Tansi golf in 2008. I have stated frequently that I will not pass judgment until I am sure that the current plan does not work. I have not reached that point. And I believe that anyone who reaches the conclusion that the plan will not work is premature.

RE: SECURITY BUILDING UPDATE

From: Mike Regan - Chairman of Security Committee

Submitted by Dick LeClair - Member POA Board of Directors

BACKGROUND

Many months ago, in a conversation with Chief Henry Hunnicutt, we discussed the problem with the current security building. Specifically, we had control over only one room and it served to house all security personnel including the dispatch center. Additionally, all our volunteers worked out of this office also. The Chief had no separate office nor did any of the officers have a "private" area to speak with victims or suspects. We decided to add-on to the existing building.

SPECIFICS

The add-on room will be built in the rear of the current structure. It is our intention to move the EMS staff to the new room so that our Security Officers will have the current front office area and the adjacent room after EMS has moved. This additional office space will allow Chief Hunnicutt and his Lieutenant to have their own office. Additionally, the room will allow private quarters for interviews.

FINANCES

The Security Committee currently has a little over \$10,800.00 at the Tansi Branch of Cumberland Co. Bank.

PRIOR CONSTRUCTION PROBLEMS

Initially, we located a person willing to build the room with the assistance of any volunteers we could find. We have had several offers from association members willing to help with the labor.

Because the gas meter was located on the outside wall and would be directly in the way of the construction, we had to get the meter moved. This took an inordinate amount of time and when it was finally moved, we heard rumors that S.C.U.D. might be willing to build an office on their property south of our security building on Dunbar Road. We had to wait until the scheduled S.C.U.D. meeting and, therefore, construction was postponed. After their meeting, it was decided that they would not build us an office but might allow us to build an office on their grounds. Chief Hunnicutt was enthusiastic with this idea because it would allow him to move out of the current building and he felt moving to a more secluded area would allow him more security than he currently has. Several weeks went by and I called Dave Sutton to ask him where we stood on this proposal. He said he was going to a meeting with S.C.U.D. that week and he would let me know the outcome. Although I do not know specifically what was said at this meeting, Dave told me that we should proceed with the original plan of expanding the current site and that it was impossible to build on the S.C.U.D. property.

I met Chief Hunnicutt on March 10, 2008 and we agreed to proceed with the construction. Henry told me that he would contact Delmer Wyatt as soon as the weather turned.

MATERIALS

A local block and cement company will be providing our block, mortar, sand, etc at cost. They will deliver the items on a 48 hour notice.

A member called me at home and said he lays floor as an occupation and would be willing to work after hours to lay floor in both office areas.

Delmer Wyatt (and hopefully several volunteers) will assist in the construction. The manager of the apartment building behind the association office has several windows as well as several interior and exterior doors that he will give us.

Sheriff Butch Burgess told Henry and I that he is saving enough flooring for our office spaces.

It has been, and will continue to be, our intention to maximize a volunteer labor force and seek out materials and other accessories at the cheapest possible price.

Thank you for taking the time to read this publication and please feel free to reply to us and provide us feedback.

Sincerely,

Lake Tansi POA Board of Directors
931-788-6721

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