



OWNER'S CLUB BOARD OF DIRECTORS

Patrick Potter,
President

Rebecca Helton,
Vice-President

Pam Betts,
Secretary

Dean Phillips,
Treasurer

John Clayton

Randy Sewell

Shirley Whisnant

Ken Webster,
Manager

Chalet Village
Owners Club

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IMPORTANT REMINDERS

Each of our pools has certain days that they are closed weekly.

South Pool Facility is closed on Tuesdays.

North Pool is closed on Wednesdays.

Alpine Pool is closed on Tuesdays and Wednesdays.

The pool hours at each location are from 9am to 9pm unless there is inclement weather. Everytime it thunders our pools close for 30 minutes. Guests are not allowed in the pool or on the pool deck during that time period.

Please post this schedule in your rental if you rent. **ALL OWNERS and GUESTS must have a CURRENT (2021) pool pass to enter the facilities.** One pass is good for the entire party.

2021 ANNUAL MEETING

NOTICE

Mark your calendar for Saturday, September 11, 2021. We will have our annual meeting that was postponed from April of this year. Registration will begin at 9am with the meeting to begin at 10am. The meeting will be at our South Baden Clubhouse. Coffee, Water, Juice, and Danish will be served. We will also have a "Meet & Greet" on Saturday afternoon at 6pm for owners to meet other owners in a social setting. This will be held at our North Clubhouse.

An Election will be held for those Board Members whose terms would have been up at our April Meeting. Those seats are currently held by the following: Patrick Potter, Pam Betts, Rebecca Helton, and Randy Sewell In order to vote in the business affairs of the homeowner's association you must pay the \$15 membership fee.

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Fiber 500	\$45	\$65	\$10	None	✓
Fiber 300	\$35	\$55	\$10	None	✓

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Prices exclude taxes & fees. Equipment Fee required for new customers. Existing customer speed upgrades from price plans ordered before 10/20/19 are excluded from the equipment fee. ¹Comparison between AT&T Fiber and AT&T Internet speeds 25Mbps & below. Internet speed claims represent maximum network service capabilities and based on wired connection to gateway. Actual customer speeds may vary based on several factors & are not guaranteed. Download speeds for internet 1000 are typically up to 940 Mbps due to overhead capacity reserved to deliver the data. For more information, go to att.com/speedtest. ©2001 AT&T Intellectual Property. AT&T, Globe logo, and DIRECTV are registered trademarks and service marks of AT&T Intellectual Property and/or AT&T affiliated companies. All other marks are the property of their respective owners. AT&T Proprietary (Internal Use Only). Not for use or disclosure outside the AT&T companies except under written agreement.



Contact Information

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BearWise Vacation Tips

You are in bear country, so there's a good chance you'll see black bears here, even if you never go into the woods.



Don't Feed the Bears



- Don't leave food, trash or pet food outdoors when no one is around. A few seconds is all it takes for a hungry bear to swipe it.
- Feeding bears or using food to encourage bears to approach you is often illegal and always dangerous.
- Don't throw scraps or leftovers out the car window or into the woods behind your vacation rental.
- If trash container or dumpster is full, don't pile trash outside; take it with you when you leave.

Bear Viewing Guidelines



- Stay in your vehicle; even bears that seem comfortable around people are still wild animals.
- Never approach bears or entice them to approach you.
- Enjoy bears from a safe distance. Stay at least 50 yards or 10 car lengths away.
- Don't block the road to view bears. If permitted, pull over and take photos from the safety of your vehicle.

If you want to see bears, early morning and early evening are good times for viewing and photography.

Driving in Bear Country



- Stay alert, stick to the speed limit and scan the roadsides. If a bear crosses the road, watch for cubs before you drive on.
- Be especially alert at dawn and dusk when bears are most active; black bears are fast and hard to see.
- If you hit a bear, don't try to help it. Call 911 or report to authorities as soon as you can.

Wildlife collisions are not always covered by insurance.



Dogs and bears don't mix. **Keep your dog on a leash at all times when outdoors.** Letting your dog approach or lunge at a bear puts you and your pet in danger.

Discourage Break-Ins



- Lock vehicles; don't leave windows open even a crack. Remove anything with an odor (food, drinks, trash, pet food, scented products).
- Keep exterior doors closed, even when you're there.
- Don't stash food, beverages, trash or recycling on porches/patios/decks.

If You See a Black Bear



- If a bear comes around your place, try to scare it away by making lots of noise yelling or banging pots and pans together from a safe distance.
- If you see a bear near a dumpster or in a building, don't approach or corner it. Give the bear an escape route.

In the Woods

Black bears are seldom aggressive and attacks are rare.

- **Carry bear spray and know how to use it.**
- **If you see a bear before it notices you:** stand still, don't approach and enjoy the moment. Then move away quietly in the opposite direction.
- **If you encounter a bear that is aware of you:** don't run; running may trigger a chase response. Back away slowly in the opposite direction and wait for the bear to leave.

Visit BearWise.org to learn what to do if a black bear approaches, charges or follows you.



*Helping People
Live Responsibly with Black Bears*

Learn More:
BearWise.org

BearWise® — Created and Supported by State Wildlife Agencies and Bear Biologists • © 2020

CLUB NEWS

The "pool" season has started off with over 11,000 owners and guests using our 3 pool areas since we opened in Memorial day weekend, which is over 2,500 more than we had for the same time period in 2020. We have several projects that were completed at the time we opened for the season. Our Alpine Main Pool and Baby Pool were completely resurfaced. The tennis courts at the South Clubhouse were resurfaced along with the Shuffleboard courts. The tennis courts at the North Clubhouse received repairs to surface cracks during this process as well. We had been working with both the Pool Company and Tennis Court Company for months trying to get these projects accomplished prior to opening. The weather didn't want to cooperate with us on either front.

The AT&T flyer on page 2 of the newsletter is for informational purposes to make everyone aware that AT&T has installed fiber optics on the mountain since the fire. This may or may not be an alternative for property owners. Their contact information is on the flyer.

If you put your garbage out for pickup either by the City of Gatlinburg or an independent contractor, you are required by the City of Gatlinburg and the Homeowners Association to have a secure "bear proof" garbage can holder. It is very important that those containers be maintained and secure. Please make sure yours is in good working order and can be secured so bears and other animals do not get in them and strew garbage down in the woods and out into the streets. It is also important that you have enough

capacity for the number of people your property can accommodate and the frequency of garbage pickup. If you own a property that burned and you still have a garbage can holder on the property please either have it removed or locked so that people cannot drive by and place garbage in it. If you would like to have your container removed contact the HOA office for a contact to have it removed.

A WORD FROM OUR PRESIDENT

The Chalet Village Owners Club Board of Directors is made up of 7 "Volunteers" who love our community and volunteer our time for the betterment of Chalet Village. We are not paid or compensated, and we are not Grandfathered to allow us to circumvent our Bylaws and/or Covenants & Restrictions. We play by the same rules as each of our owners.

So many times, over the last 25 years I have heard comments about "Why the HOA does not do this or that etc,... When CVOC was formed over 50 years ago it was set up with Covenants, Restrictions & Bylaws that cannot be changed unless we have approval from over 75% of our property owners (which there are almost 1500 lots in Chalet Village which includes Alpendorf, Tyrolea, Chalet Village North, Ski Road Properties, Bavarian Ridge, Smoky Mountain Village).

We are not the HOA Police, we cannot do anything about loud music, too many guests renting out a cabin, large parties etc... We dislike most of the same things you dislike, but we would tell you to notify the local authorities or the rental company if it's one of these problems.

At other times, we have asked owners who have concerns to send a letter or email to the board of directors in writing so it can be shared before the other board members. The majority of the time we do not receive it and then read it later on Social Media.

We are tasked with keeping the three pool facilities and clubhouses open and operating in as pristine a condition as our budget will allow us. When a situation arises that we feel is a gray area, we will consult with our attorney for his Legal Opinion. As you know it's expensive to get legal advice, but at the end of the day we try to do right by our owners and the guidelines we were given.

If you are reading this newsletter you are blessed by more than 99% of the people in the world. You own a home or property in Chalet Village "The Crown Jewel of The Great Smoky Mtns". I try to choose the positives and then let the negatives go as at the end of the day it's just not worth it to me.

Trust your mind and heart to see the good in everything. There is always something to be thankful for.
Author Unknown

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