

BE ENGAGED. BE INFORMED. BE HEARD.



“YOUR VOICE IN THE VILLAGE”

HOA MONTHLY NEWSLETTER JUNE 2025



Uniting Residents for a Strong Community

HOA members who attended the Jake Leg Stompers concert last month experienced a delightful mix of chicken-fried, spirited, and eclectic blues and jazz music, reminiscent of the early juke joints and speakeasies in the South just before World War II. Events like this organized by the HOA are among the many ways residents of Tellico cultivate friendships and enhance the bonds of community and camaraderie. Be sure to check out the new events opening next week!

HOA 2025 EXECUTIVE COUNCIL

- President - Linda Garza
- VP Programs - Lavone Mitchell
- VP Advocacy - Teresa Reed
- VP Membership - Barb Burke
- VP Communications & Marketing - Kay Condon
- VP Technology - Bob Bilodeau & Doug Schetzel
- VP Social Planning - Roxanne Jackson
- VP Event Planning - Kathy Ruzic
- Secretary - Nancy Mariani
- Treasurer - Clifford Jackson
- Past President - Harry Rucker



In this issue:

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- New Events Opening June 11
- HOA Liaison Reports
- HOA History Highlights - Part V
- Reader Rewards
- Community Bulletin Board
- Invitation to the HOA June Social

LINDA GARZA'S PRESIDENT'S MESSAGE



It's hard to believe it's already June and the start of summer. Hopefully, you enjoyed a relaxing and fun Memorial Day weekend with family and friends while honoring the men & women of the US Armed Forces who died while serving our country. I am truly thankful for their service and dedication.

May was a busy month for our team. We welcomed four new team members, opened 21 new events and are continuing efforts to update our organization's governing documents. Team members continue to participate in POA, LUB, TASS, and county commissioner meetings to identify topics that could impact our members and community.

Prior to our May Social, I received numerous calls from HOA members and residents regarding three topics:

- A cursory review of Pragati LLC's storage unit facility plans at the May 1st ACC meeting.
- Ongoing efforts by Kahite residents to engage POA leadership to discuss fire & emergency service improvements.
- Reported issues regarding Toqua food services

With the May Town Hall just two days after our HOA Social, I took the opportunity to encourage members to attend the Town Hall to provide feedback on these three topics to the POA. Thanks to all who attended.

Since that meeting and further discussion with POA staff & Board members, I have been provided with additional information that I believe residents should be aware of.

- Pragati LLC is proposing a 108-unit storage facility on land that was deeded commercial in 1998 and is currently identified as "Commercial & Recreation Area" on the Tellico Village map. In order to complete this project, the owner – a Tellico Village resident, is required to submit a permit request to the POA because the property is within the Tellico Village boundary. Therefore, their proposal must meet the POA's Commercial Red Book requirements. Based on the results of the ACC meeting, the owner has agreed to complete a traffic study of Maple Hill Road. The POA's Highway Safety Committee is also requesting an updated traffic study of Hwy 444. If the owner proceeds with this project, Tanasi Hill residents will be notified, and information will be announced in the Tell-e-Gram. The POA is committed to working with the owner and residents to minimize the impact to all residents.
- POA Board members are working with a committee of Kahite residents to discuss alternative solutions to their fire & emergency services. Although Hopewell Volunteer Fire Department is the primary service provider for Kahite, the Vonore City Fire Department is dispatched in the event Hopewell doesn't respond to a dispatch request within 2 minutes. Vonore Fire Department currently offers subscription services to residents for \$250 per household/per year, and the POA is open to offering Kahite residents \$30 per household/per year towards the cost of these services. Currently, the POA has a service agreement with the Tellico Village Volunteer Fire Departments and pay \$30 per household/per year for services in the main village.
- Food Service issues – Residents are encouraged to share feedback with the restaurant manager in charge. If the resident is not comfortable addressing the manager, or the manager is not available, issuing a Help Spot ticket is a good way to ensure residents' feedback is documented and routed to the appropriate POA team member.

[READ MORE ▶](#)

HOA LIAISON REPORTS

Parks and Recreation Advisory Committee

by Nancy Mariani, Secretary



- The PRAC (familarly pronounced 'P - Rack') meeting was held on Thursday, May 8, 2025
- All pools will open on May 19th
- The damage to the wall at Chota is delayed due to vendor complications. It is scheduled to start in July after Camp Tellico is over. It will be replaced as it originally was.
- Surveys on Group Fitness were conducted by Trey. There will be follow up and some trial "tweaks" to schedules.
- Timeless Tellico is looking for new members. They have Fund-Raising, Estate Planning and Secretarial positions available.
- Green Space- the focus is on maintenance. There will be meadow restoration behind the Wellness Center with grasses that bring birds and animals.
- The wildflower planting has been completed for this year.
- The Chota courts will be redone starting in mid-June, with approx. 8 weeks until completion.
- Timeless Tellico donated \$1000 to Greenspace and \$1000 to Warriors at Ease Program.

What is the Balanced Scorecard?

by Teresa Reed, VP of Advocacy

Last month, the POA 1st Quarter newsletter mentioned new business practices utilizing the "Balanced Scorecard" to aid annual strategic planning within each department. This will be the first year the departments within the POA have submitted business plans.

The Balanced Scorecard is a strategic management tool developed by Harvard Business School in the early 1990s to provide a more comprehensive approach to evaluating business performance beyond just financial metrics. It encompasses four key perspectives:

- Financial Measures
- Customer Satisfaction
- Internal Processes
- Learning and Growth



By focusing on these areas, our POA can ensure that employees receive proper training, assets are maintained efficiently, customers remain satisfied, and overall operations are optimized for peak performance.

In the context for our POA, implementing the Balanced Scorecard, along with the assistance of the Long Range Planning Advisory Committee (LRPAC), will serve as a valuable framework for departments to develop specific strategic plans, continuous improvement, and successful operations.

This approach not only aligns the organization's activities with its vision and strategy but also enhances communication and monitors organizational performance against strategic goals.

In Case You Missed it!

by Roxanne Jackson, VP Social Planning

The May HOA Social in Tellico Village was all about flowers and enjoying the beautiful spring.

Donna Olson from the Garden Club shared some fun gardening stories and tips and encouraged everyone to join the club if they love gardening.

The Tellico Community Players performed a bit of their play "Funny Money," which was super entertaining.

Brenda Sherman from the Lions Club talked about a donation drive supporting East Tennessee Children's Hospital patients and families, which everyone was excited about.

Kathy Ruzic, VP of Event Planning, announced upcoming events, so be sure to check Tellico Life for all the details.

May was full of laughs and useful info, and June promises to be another great social. Hope to see you there!



Public Services Advisory Committee *by Teresa Reed, VP of Advocacy*

PSAC (familarly pronounced 'P - Sack') provides technical support to the board on the challenging issue of water and sewer. During the May PSAC meeting, the timeline of events regarding our freshwater upgrade was conveyed to the audience in attendance.

Within the last five years, Jacob's Engineering recommended Tellico Village install booster stations with booster pumps throughout the village to address the prevailing low water pressure issue. Sometime later, Clayton Taylor indicated an elevated water tower was a more palatable solution instead of the booster stations. From there, the community has been challenged to find the right solution to the low-pressure problems that challenge parts of the village.

How can you help?

Set your automated watering system to water before 5:00am and after 11:00am. This time is peak usage for regular household activity. This adjustment to your irrigation could help address the immediate water pressure issues while PSAC, POA and our utility companies come up with appropriate long-term solutions. The odd and even day scheduling still applies.

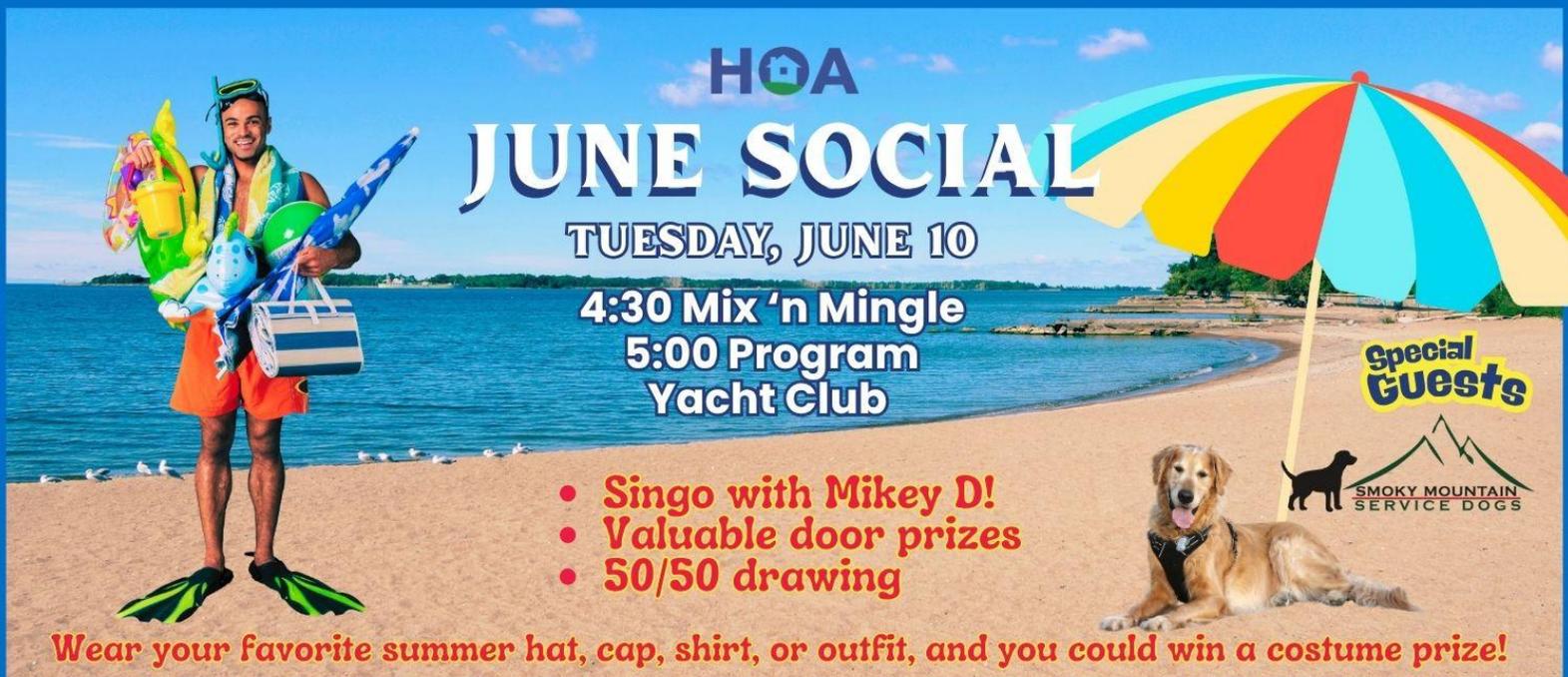
Watering Day Reminders:

- Odd Number addresses are asked to water on Monday, Wednesday, or Friday
- Even Number addresses are asked to water on Tuesday, Thursday, or Saturday



Thank you for your membership with the HOA. We appreciate you and your commitment to this wonderful community!

HAPPY FIRST DAY OF JUNE! HAVE A GREAT MONTH AHEAD!



HOA
JUNE SOCIAL
TUESDAY, JUNE 10
4:30 Mix 'n Mingle
5:00 Program
Yacht Club

- Singo with Mikey D!
- Valuable door prizes
- 50/50 drawing

Special Guests
SMOKY MOUNTAIN SERVICE DOGS

Wear your favorite summer hat, cap, shirt, or outfit, and you could win a costume prize!



History Highlights 1986 - 2011

We hope you are enjoying the HOA History Highlights we have shared with you over the past few months and are developing a greater appreciation for our culture of volunteerism and camaraderie that is the fiber of our community. If you have missed any of the previous articles in the series, please visit the Newsletter Archives found on our website and start with February 2025. As always, your feedback is always welcome!

PART 5 – 2004 - 2005

2004 PRESIDENT: LLOYD DONNELLY

COMMUNITY SERVICE:

- More than 60 couples volunteered to serve as neighborhood captains for the annual spring neighborhood cleanup.
- The HOA published a Community Calendar, supported the Tellico Village Library in its efforts to achieve earlier and more specific identification in the POA's Facility Plan, and periodically reported on copper pipe leaks.
- The HOA pushed unsuccessfully for the POA to establish a permanent Safety Advisory Committee, conducted a Neighborhood Watch program with the help of 24 volunteer neighborhood watch captains, and assisted dock lessees in obtaining information from the POA on lease fee increases.

POLITICAL ACTION:

- Residents had the opportunity to listen to candidates vying for the Loudon County School Board.
- The HOA carried out a survey among homeowners regarding the necessity of residential construction inspections. The results were shared with the POA, which played a crucial role in persuading them to implement an inspection program.
- Discussions were held with Winston Blazer to explore ways for the HOA and POA to collaborate more effectively in the future.

FELLOWSHIP: The HOA set a record for the number of social events held and attended. Emily Koepp was praised for setting a new standard for creativity, advance planning, and event publicity.

2005 PRESIDENT: GINNY RANCK

COMMUNITY SERVICE:

- Requested and received the approval from TDOT to install a traffic light at the Toqua/Chota Road intersection
- Supported and provided information and status on copper pipe leaks
- Supported the issuance of a new Blue Book and reorganization of the ACC Committee
- Improved the HOA website, provided a secure HOA membership list, extensive calendar, and POA candidate questions and answers

POLITICAL ACTION:

- Promoted an improved working relationship with the POA Board and General Manager.
- Created, Organized, and funded, with the assistance of the POA Board, a "Get the Vote Out" campaign to motivate and encourage residents to vote in the POA election HOA volunteers assisted in preparing ballots for mailing
- Appointed a political action committee to determine and document issues for Candidates' Night
- Updated HOA policies

NEW EVENTS

We will have 6 new events opening on the morning of June 11th!
Mark your calendars and sign up for these and more at TellicoLife.org the day after the Social.



ADVENTURE awaits!

LUNCH, LOCKS, & LAUGHS
WEDNESDAY, JUNE 25
YACHT CLUB DOCKS
DEPART 10 AM - RETURN 4 PM

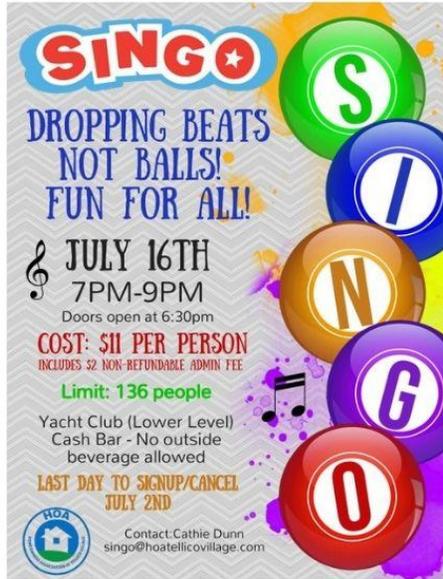
Join us for a unique trip on a houseboat through the Ft. Loudon Lock, then off to lunch in Loudon!

1/2 mile walk to the restaurant
Lunch on your own at Monkey Town
BYOB - Cooler on Board - NO GLASS!
Ice, Cups, water, & Lite snacks will be available

\$33/person
(Includes \$3 admin fee)
Last Day to cancel: June 5
MAX: 14

LUNCH TIME

EVENT COORDINATOR
Kate Merritt
katemcmerritt@gmail.com



SINGO

**DROPPING BEATS NOT BALLS!
FUN FOR ALL!**

JULY 16TH
7PM-9PM
Doors open at 6:30pm

COST: \$11 PER PERSON
INCLUDES \$2 NON-REFUNDABLE ADMIN FEE

Limit: 136 people

Yacht Club (Lower Level)
Cash Bar - No outside beverage allowed

**LAST DAY TO SIGNUP/CANCEL
JULY 2ND**

Contact Cathie Dunn
singo@hoatellcovicillage.com



HOA and New Villagers

Inter-Club HAND & FOOT TOURNAMENT

This will be tournament play, and everyone will play with the same set of rules. A round is considered complete after 20 minutes of play time. The players will then be shuffled, and the next round will begin. Prizes will be awarded to the individual players with the highest total scores after all rounds are played.
6 rounds will be played

July 21st
Yacht Club - Restaurant level
No food or drinks provided by Yacht Club.
You can bring your own!

Registration starts at 11:30am
Game Play starts promptly at Noon!

Cost: \$17
\$10 is placement holder
\$2 non-refundable Admin Fee
Last day to register/cancel July 14th
60 people max

Prizes awarded to 1st, 2nd and last place.

Register at tellicolife.org

HOA Event Coordinator: Suzanne Cutrone s.cutrone@gmail.com



Did someone say...

Bunco

Yacht Club (lower level)

July 23rd 2:00 - 4:00pm

Cost: \$6.00
Non-Refundable

- * Snacks Provided
- * Beverages Provided
- * Door Prizes
- * Last day to register: July 16th
- * Limit: 40 Players

Contacts: Donna Wagborne & Eileen Thorgusen
eeyoretiger56@gmail.com or
orthorgusen@gmail.com



UT DAIRY

PROMOTING AGRICULTURE

University of Tennessee East TN Ag Research and Education Center is hosting walking tour of its Little River Dairy. The Tour will showcase the robotic milking systems, traditional milking parlor, feed land and calf lot. While touring you will get to enjoy either white or chocolate milk.

WHAT

DATE Saturday, July 26, 2025

TIME 4-6 PM Last day to register 7/20/2025.
Maximum of 10 people. Minimum 15

COST \$12 / person You get your \$10 cash placeholder back when you arrive!

WHERE Carpool leaves Berkshire Hathaway at 2:45 en route to UT Dairy (aka Little River Dairy).
Address: 3229 Ellejoy Rd, Walland, TN 37886

SAFETY FIRST All visitors must wear close-toed shoes and long pants to participate in the tour!

Event Coordinator: Lindsay Tobin
Lindsay.tobin77@gmail.com



It's Raft Off Time!

We always need boat Captains!!! To sign up as a Captain, please contact Keith Cole. Captain and mate are FREE!
keithcole385@gmail.com

LIFE IS BETTER
The Lake

July 11, 2025
12:00 - 3:00pm
Last day to register/cancel June 26th
Rain Date: July 18th

Event Coordinator: Keith Cole keithcole385@gmail.com

These Events Still Have Spaces Left

Sign up NOW on TellicoLife.org!

- Ruby Sunshine Brunch - June 17
- Singo - June 18
- Mini Golf - July 19
- Space Weather Tech Talk - June 20
- Body Farm Presentation - June 24
- Bunco - June 25
- Dining Out @ Ale Rae - June 27
- Raft Off - July 11
- HOA/NV Hand & Foot Tourn - July 21

It's all about having fun!

- Aug 4 - Wendel Werner and the 80's
- Sep 19 - Civil War Walking Tour of Knoxville
- Sep 30 - Misbehaving Women Walking Tour of Knoxville
- Oct 2 - Brushy Mountain Prison Tour
- Oct 19 - Dueling Pianos
- Oct 22 - Annual Chili Cook Off
- Oct 24 - Hayride through Cades Cove
- Nov 15 - The Lucy and Ricky Christmas show



**Save lots of time in August for Dining Outs:
Laotian, Chinese, Japanese, Thai and more!**



Our HOA golf outings are not so much for the display of skills as they are about fun and friendships. It all starts at the tee, where confidence is high—right up until the first slice sends a ball screaming into the woods like it was late for a squirrel convention! Some of us manage a graceful fade down the fairway, while others discover (sometimes unintentionally) they have a mean hook shot. Drives are bold, chips are creative (sometimes from behind the trees), and irons are swung with varying degrees of optimism. And the putts? Let's just say they test our patience, but in the end, everybody wins and smiles are abundant during happy hour!



The 2025 HOA Season has kicked off with great enthusiasm, featuring 72 golfers and no weather-related cancellations. Participants have already enjoyed an array of exciting prizes, including free golf lessons, wine and spirits, and gift cards from popular local spots such as restaurants, pro shops, Food Lion, Sloan's, and Buc-ee's.

We've also planned two fundraisers to benefit the Loudon County Animal Shelter and the TV Fire Department. With themes like "Cue the Sparklers" and "Tie Dye It Up," every event is set to be a memorable experience.

Heartfelt thanks to our sponsor Lee Cross of Merrill Lynch for generously donating free beer at several outings!

UPCOMING OUTINGS

JUNE 4 - TANASI
JUNE 18 - TOQUA

JULY 2 - KAHITE
JULY 16 - TANASI

JULY 30 - TOQUA

FOR MORE INFORMATION, CONTACT GEORGE LUTTRELL

georgehluttrell@outlook.com



"The great thing about getting older is that you don't lose all the other ages you've been." - Madeleine L'Engle

COMMUNITY BULLETIN BOARD

Around the Village

The Public Library at Tellico Village invites you to an

OPEN HOUSE

Monday, June 9

6 p.m. - 8 p.m.

300 Irene Lane in Tellico Village

Drinks and Snacks

Raffle Prizes and Games

Learn what's new at YOUR public library

Muddy Boots
Norris Dam
State Park
June 9

TV Singers

Independence
Concert
July 2

Elite TUNES SERIES
LAKESIDE CHARITY CONCERT
ERIN VIANCOURT
Saturday, June 28th 7-10pm

Our Charity Partner
GOOD SHEPHERD CENTER
speaking into a better life
providing a better way

Tellico Village Yacht Club
Lakefront Stage
(100 Sequoyah Rd., Loudon, TN)

TICKETS \$25 each
AVAILABLE ON EVENTBRITE.COM
(Search "Elite Tunes")
Contact elitetunesatellco@gmail.com
with questions or to receive concert details/updates.

Kids/Grandkids
Reading Event with HABIT!
Wednesday, June 25th
9 AM to 10 AM

Local authors will join us in the
Tellico Village Library Courtyard

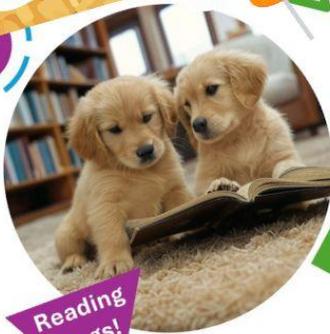
Local authors:
Deana Charcalla
Kitty Sexton, and
Kathy Parr

Free
Event!

Register at the Library at: 865-458-5199

The Public Library at Tellico Village
300 Irene Lane, Loudon, TN 37774
865-458-5199 - www.tellicovillage.org
Center for lifelong learning

Friends of the Tellico Village Library
The Heart of the Library



Reading
Dogs!

Ice
Cream!

HABIT is the Human Animal Bond In Tennessee,
an organization of the UT Veterinary College

Welcome
Orientation
June 3

FICTION BOOK SALE
AT THE PUBLIC LIBRARY at TELLICO VILLAGE
June 28, 2025 ~ 9 AM - 12 PM

- Fiction
- Science Fiction
- Romance
- Harry Potter
- Puzzles
- Health
- Self Help
- Children's
- Cookbooks
- Odds and Ends

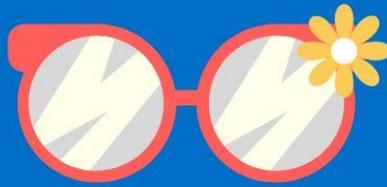
Hardcover books \$4 - Paperback \$2 - Discs 4/\$1

Large Print
Audiobooks
DVDs

TV Lions Club
Donation Drive
for ETCH
June 14

The Public Library at Tellico Village
300 Irene Lane, Loudon, TN 37774
865-458-5199 - www.tellicovillage.org
Center for lifelong learning

Friends of the Tellico Village Library
The Heart of the Library

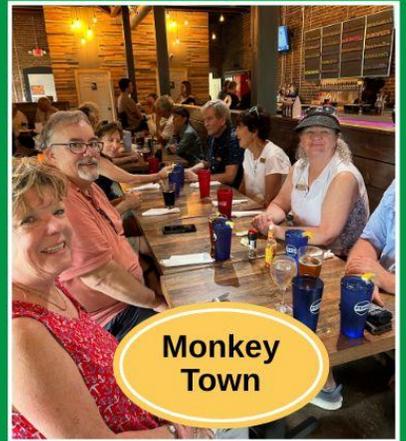


WHAT'S IT LIKE TO BE A TELlico VILLAGE HOA MEMBER?

"With every step, a life well spun,
Golden days brim full of fun.
Wisdom gleams in every smile,
Joyful journeys, mile by mile."



Chicamauga Project



Monkey Town



Coffee & Candles



MAY
Locks, Lunch
& Laughs





HOA DERBY DAY 2025



Jane Coggins

is the
Reader Rewards Winner
for

May 2025



Reader Rewards

Read this newsletter closely and answer the questions below to win \$5 worth of raffle tickets for the 50/50 drawing at the June Social -- The first one to email the correct answers wins!

June Reader Reward Questions

1. What is the newest business practice the POA is using to aid strategic planning in each department every year?
2. When are the Chota tennis courts scheduled to be redone?
3. What are the recommended watering days for even-numbered addresses?

Email your responses to:

HOATV.org@gmail.com

Thank You

for reading the "Voice in the Village!"

We hope this monthly publication helps keep you engaged and informed, and we would appreciate any feedback or suggestions you might have.

Please send your comments to:

Kay Condon, Editor

communications@HOAtellicovillage.com

see you next week!



The HOA Social Planning Committee would like to extend our heartfelt gratitude for the generous donations of door prizes for our May Social event to:

**Gallaher Spa
Estefania Nance, Artist
Tellico Community Players
Lorenzo's Mexican
The Burgers**

Their contributions played a significant role in making our gathering a memorable and successful occasion. Please support them and tell them you appreciate them and their generosity toward the Tellico Village HOA!