

# Park Pointe HOA

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*Board Meeting 01/15/2008 – Minutes*

## **Meeting Attendance**

The meeting started at 6:30pm with Colin Waters, Bryan Ponder, Wynn Morgan, and David Rinker present representing the board of directors.

The board members present represent 100% of the current voting population.

## **Old Business**

- Trees should have been delivered 01/14 – will check with the developer.
- Recently closed homes – All sold but two
- Answer: NO - Colin: Are resale homes charged (or should they be charged) an initiation fee? Nor do they pay HOA dues.

## **Action Items**

1. Colin: Trees should have been delivered 01/14 – will check with the developer.
2. Bryan: Has fence estimates.
3. David Rinker: Send Wynn the Bylaw document to convert into Word. Reword page 3, article 2, section 2 to remove the fact that a yearly HOA community meeting must take place on the second Tuesday of March.
4. Bryan: Find the zoning regulation that specifies that trees are spaced so-many feet apart at a certain caliber.

## **Community Lawn Maintenance**

Previous landscapers Peach State, LLC contract will end February 1, 2008. We will replace with “Honeybee Landscapers” due to lack of responsibility for pine straw and front landscaping.

The landscaper is also able to provide bulk pine straw and bulk landscaping services directly with homeowners.

## **HOA Dues for 2008**

Payment coupons went out on December 3 and due January 1. Payments received after January 10 were assessed a \$20 late charge. 20 homes are currently delinquent.

## **Entrance Lights**

Lower wattage bulb used for the entrance light. The electric bill was reduced substantially (more than 40%).

## **ACC Update**

Colin requested that we talk about MRFs during the board meetings so we can get a feeling for ACC issues.

The ACC will look into changing the front entrance plants and getting landscape lighting.

## **HOA Small Assets**

The board (e.g. the HOA) “owns” a number of small assets such as envelopes, stamps, and Christmas decorations. We’ll think about centralizing these assets.

## **Rental Policy**

We will be voting on the percentage of homes to allow for rentals. We (the HOA) will vote for 0% or 4% which will be 0 homes or 3 homes. We currently have 2 homes that are rentals. If we vote for 0%, the current 2 homes would be “grandfathered in”.

## **Budget**

The board reviewed and discussed the budget scenarios – we will discuss fully during the HOA meeting.