

Park Pointe HOA Board Meeting 5/14/07

Minutes

Meeting started at 7:10pm with Colin Waters, Bryan Ponder, Eric Lusher and Wynn Morgan all present representing the board of directors. Guest Officer R. Pope was on hand for the P.A.C.T. presentation.

Introduction:

Colin started off the meeting with an introduction of the board members and an overview of the meeting agenda:

- 1) Meeting the Board
- 2) PACT
- 3) Current Events
- 4) ACC
- 5) Financial Summary
- 6) Upcoming Events
- 7) Questions

P.A.C.T.

Our PACT officer, Richard Pope reviewed the material from the first PACT meeting reviewing the goals and objectives of the program. This was considered the second of three required meetings to be considered an official PACT neighborhood.

Officer Pope reviewed policies for dialing straight into the Suwanee Police department as opposed to dialing 911. The direct number is 770-945-8995 for non life threatening situations. He reviewed ways to reduce false alarms on the home security systems and suggested securing all entrances and windows with a secured connection because a potential burglar could just as easily use a ladder to enter your home on the second story. The citizen's police academy program was highly recommended for homeowners to get a personal experience in the daily life of a Suwanee Police Officer. The police department wants to be more involved and receive more citizen feedback. Officer Pope was open to receiving calls or questions on any legal related issues and urges homeowners to call with any questions or concerns. Officer Pope shared many stories on his life as a police officer and looks forward to working with the Park Pointe community.

Financial Snapshot:

Eric Lusher provided a Trial Balance and financial snapshot of the current community status. The transition from Liberty to self management was explained and a better idea of the financial status will be realized upon transitioning all of the documents to the new board. Costs were being cut in the landscaping and management aspects to establish long term financial health. The question of surplus and savings for disaster recovery were raised. The board has no current plan for natural disaster or emergency funding. Projections are to be determined on average emergency fund requirements and presented to the homeowner's at the next meeting. The question of raising dues was discussed and determined that would only be an option if absolutely necessary.

Landscaping:

Eric reviewed the changes in the landscaping company and explained the savings involved with changing to the new company. The entrance lights were discussed and the homeowners were updated on the status of the lights, and the warranty trees being replaced.

Management Company and Transition Status::

We are waiting on the status on a few items in the hands of the builder and developer prior to officially transitioning the ownership of the association. Colin speculated that the transition would happen in the next three weeks as the issues outstanding were close to completion. The new website was noted to be

under development and the new contact information was distributed to the home owners along with the new contact email address.

Committee Updates:

ACC – The committee has initiated regular walks to police the maintenance of the standards of the neighborhood. Questions about the health of the trees were addressed and homeowners were reminded that watering the trees is the homeowner’s responsibility.

Social – The social committee had released it’s first newsletter and noted they were working on a possible gathering at George Pearce Park over the summer.

Other:

A resident questioned the number of rental houses and what we can do as a community to restrict the number of rental houses. Further research is required and it was suggested that we start a committee to police the rental house situation.

Officer Pope passed out a calendar of community events for Town Center Park along with contact phone numbers for many county and city related associations. He also passed out additional information on neighborhood watch organization and reported on the monthly activity report for the uniform patrol division.

Meeting adjourned at 8:45 pm