

HIGHLAND POINTE RECREATION ASSOCIATION, INC.

Board of Directors and Budget Meeting

Minutes

Monday, August 1, 2011

Board Members in Attendance: Mr. Bob Kimball, President; Mr. Dave Gunnells, Treasurer; Mr. Dan Raby, Clubhouse; Ms. Judy Taylor, Tennis; Mr. Steve Laufersweiler, Grounds; and Ms. Mary Ciesielski, Administrative Assistant.

The meeting was called to order at 6:35 pm.

Approval of Minutes

Mr. Raby made a motion to approve the minutes of July 11, 2011 Board Meeting. Ms. Taylor seconded the motion and it passed unanimously.

Monthly Budget Update

Mr. Gunnells presented the income received and the expenses incurred during July, 2011. A brief synopsis follows.

	Budget FY 11-12	Actual (as of 7/31/11)
HPRA Income	\$89,000.00	\$88,634.00
HPHOA Income	70,700.00	66,405.32
Other Income	<u>1,000.00</u>	<u>112.84</u>
Total Income	\$160,700.00	\$155,152.16
HPRA Expenses	\$89,403.00	\$44,936.55
HPHOA Expenses	64,026.00	16,281.20
Other Expenses	<u>0.00</u>	<u>0.00</u>
Total Expenses	\$153,429.00	\$61,217.75
HPRA/HPHOA Net Income	<u>\$7,271.00</u>	<u>\$93,934.41</u>

The following shows the breakdown of HPRA expenses vs. budgets for the period ending July 31, 2011:

	Budget FY 11-12	Actual Expenses (as of 7/31/11)
<u>HPRA Expenses:</u>	\$89,403.00	\$44,936.55
Clubhouse	11,350.00	2,045.01
Tennis	2,500.00	963.00
Social	6,500.00	2,528.49
Pool	30,250.00	25,806.12
Operations	32,900.00	13,117.08
Grounds	6,900.00	476.85

The report was accepted as information. Mr. Gunnells noted that the association is in pretty good shape considering that membership is down. Forecasting annual expenses we should be fine at fiscal year end.

Discussion of Action Items

The following is a synopsis of the items discussed and the actions taken.

- Mr. Raby asked about the sewer portion of the water bill for the pool, and maybe Cobb County Water could adjust our bill. Ms. Ciesielski will call the water company in investigate.
- Ms. Taylor is going to get a bid for new tennis benches to replace those that are in bad shape.
- The Board discussed the new website, and the possibility of it being ready to be viewed by the Board at the next Board meeting. The Board discussed possibly advertising on the website as an additional source of revenue.
- Mr. Laufersweiler is going to go to another vendor for a bid on the Grove path, as he has not received any response from his inquiry.
- Mr. Laufersweiler noted that the area behind the tennis courts is beginning to erode. There was no pine straw put in that area this year. He is going to look at a “creeper” type of landscaping for that area.
- The stairs to the tennis courts are rotting and need attention.
- There will be a tennis social on the weekend of Labor Day. Social and Tennis will share the cost of the social.
- Mr. Raby presented a quote from Verge & Associates for painting the exterior of the clubhouse: \$450 to fix damage to the structure, \$3000-3500 for exterior painting, depending on the paint that is chosen, and \$2500 for the fence around the pool. Mr. Raby is looking to have painting done in the fall. No action was taken at this time.
- Mr. Raby recommended that the large fogged up windows in the clubhouse be replaced before the painting is done. The estimate that he received is \$5600. He also recommended that we look at replacing the remainder of the windows.
- Mr. Raby started looking at cameras for security. He is going to talk to a professional security company to investigate further.
- The Board discussed the vandalism that took place in the neighborhood earlier in the month. The board agreed that it is probably time to have a police cruise through the neighborhood again. Mr. Kimball will look into that.
- Mr. Kimball reported on the Z-28 zoning in the back of the neighborhood. Mr. Lee Berg helped other community members come up with a list of what our concerns will be with a new development. The builders seemed very cooperative, and have donated a parcel of property to the county. The development is now based on 48 homes instead of the original 72.
- Mr. Lee Berg and Mr. Kimball continue to discuss the North Dam property with the county. Mr. Kimball will report to the Board after a meeting to be held in August.

Having no further business to discuss, the meeting was adjourned at 7:25 pm.

Next Board Meeting: Monday, September 12, 2011  
6:30 p.m. - 8:00 p.m., Clubhouse