

HIGHLAND POINTE RECREATION ASSOCIATION, INC.  
Board of Directors and Budget Meeting  
Minutes

Monday, May 12, 2014

Board Members in Attendance: Ms. Paula Robin, President; Ms. Sandy Carpenter, Vice-President; Mr. Paul Amoruso, Treasurer; Ms. Melanie Smith, Membership; Vivian Pacifico, ACC; Ms. Angie Bizot, Clubhouse and Ms. Beth Roedersheimer, Administrative Assistant.

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

Guests:

Randy Ennever

Guest Presentation:

Mr. Ennever requested Highland Pointe contribute \$400 for the Annual Highland Pointe Golf Social to be held August 15-16, 2014. He asked to use the clubhouse for a get together on Friday night and on Saturday after the golf tournament. He stated the money would be used for food and drinks during these two events. He said each golfer will pay for their own golf and \$20 to be used for awards and prizes. Mr. Ennever went over the list of past participants and who was an HPRA member, Perm HOA, Voluntary HOA and Non-Resident. The Board thanked him for coming and said they would discuss it later in the board meeting and get back to him.

Approval of Minutes:

Ms. Bizot made a motion to approve the minutes of the April 14, 2014 Board Meeting. Ms. Smith seconded the motion and it passed unanimously.

Monthly Budget Update:

Mr. Amoruso presented the proposed budget for 2014-2015. Because it is uncertain from one year to the next how much revenue will be generated, Ms. Carpenter made a motion to approve the budget as presented and revisit it in October to update income and expenses. Mr. Amoruso seconded the motion and it passed.

	<u>Budget FY 13-14</u>	<u>Actual (4/30/14)</u>
HPRA Income	\$ 88,400.00	\$ 95,337.62
HPHOA Income	82,600.00	89,685.90
Other Income	200.00	98.55
Total Income	<u>\$ 171,200.00</u>	<u>\$ 185,122.07</u>
HPRA Expenses	\$ 91,145.00	\$ 102,259.42
HPHOA Expenses	80,024.00	128,029.26
Total Expenses	<u>\$ 171,169.00</u>	<u>\$ 230,288.68</u>
HPRA/HPHOA Net Income	<u>\$ 31.00</u>	<u>\$ -45,166.61</u>

The following shows the breakdown of HOA and HPRA expenses vs. budget for the period ending April 30, 2014.

	<b>HOA</b>		<b>HPRA</b>	
	Budget FY 13-14	Actual 4/30/14	Budget 13-14	Actual 4/30/14
	\$ 80,024.00	\$ 128,029.26	\$ 91,145.00	\$ 102,259.42
Clubhouse	3,749.00	37,327.12	14,240.00	37,662.25
Grounds	3,500.00	17,583.68		
Operations	72,775.00	73,118.46	29,605.00	26,445.93
Pool			36,300.00	31,273.91
Tennis			5,000.00	2296.58
Social			6,000.00	4,580.75

The report was accepted as information only.

#### Discussion of Action Items

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

- Ms. Smith reported that the Membership Drive 2014 is going well. There are currently 62 Permanent HPRA members and 14 Residents who consented to Permanent HPRA deferred. There will be a sign up table at the Spring Fling on May 17 and one on July 4<sup>th</sup>. She is looking for an additional notary to help Janice Upson and Suzanne Noble. They have been wonderful and the Board thanks them for volunteering their time. After most of the membership dues are paid, the group will reach out to the residents who paid HPRA voluntarily and to the Voluntary HOA members to remind them that the open enrollment period ends on September 1, 2014. After that date, they will need to disclose to the listing agent and prospective buyers that there will be a \$3000 initiation fee to join the amenities.
- Mr. Gunnells made a motion via email to approve \$600 for a propane gas grill to be kept at the tennis courts. Mr. Amoruso seconded the motion and it passed. He reported that an email has been sent out for the tennis tournament before the Spring Fling. It is planned for 1-4 pm and will spend less than \$150 on drinks and tennis balls.
- Mr. Gunnells also discussed purchasing new rollers and housings to protect the rollers. Each roller is \$35 and \$85 for each housing. He plans to get 6 each.
- Mr. Tock presented his pool report via email. There will be extra guards for the Spring Fling. The natural area separating the pool from the lounge chairs has been weeded and new mulch was put down. 30 chaise lounges and 12 chairs are being re-strapped and 5 new umbrellas were ordered. The pool lights in the deep end are not working. The wires were cut during the deck construction and Outback Decks has agreed to repair them at their cost. Swim Team will begin practice this week.
- Ms. Pacifico and Ms. Bizot drove around the neighborhood and presented a report on the properties that need attention. Ms. Pacifico will be mailing letters to these residents. Jennifer Fratesi from Addresses of Distinction will be attending the June Board meeting to present samples of mailboxes and ways to promote them to the neighborhood. She would also like new message boards at the entrances.
- Ms. Bizot reported that the electrical and phone issues from the deck construction are being addressed by Outback Decks. The cement will need to be cut and replaced to address the pool lighting. AT&T has run new lines for the phone and Outback will reimburse Highland Pointe for that work. Ms. Bizot is requesting a ladder be purchased and kept in the locked storage area.

- Ms. Bizot will obtain quotes to stain the deck in the fall. She would also like to get new carpeting for the clubhouse or replace it with tile or hardwoods.
- Mr. Levin reported via email that there will be a DJ for the Spring Fling and BBQ from Williams Brothers. The Memorial Day social will be on Monday and Highland Pointe will provide hot dogs and hamburgers, along with beer and soft drinks. He stated that Kiddie Kapers is arranging shaved ice and a balloon artist for the Spring Fling.
- The Board discussed Mr. Ennever's request to receive \$400 from the social budget to help with costs of the golf tournament. The concern was using HPRA funds for non HPRA members but support the tournament as it fosters a sense of community. Mr. Gunnell's made a motion via email to give \$400 to the golf tournament. The motion was not seconded. Motion failed. Ms. Bizot then made a motion to not fund the golf tournament but allow them to use the clubhouse Friday evening and Saturday and to promote the tournament in the Pipeline and through eblasts. Ms. Smith seconded the motion and it passed. Ms. Robin will write Mr. Ennever a letter explaining the Board's decision.
- Mr. Amoruso reported that Cobb County turned down our request to be exempt from property tax. Thank you Mr. Amoruso for pursuing this. He stated that the property insurance has decreased by \$700. He thanked all current and past board members who worked on getting the clubhouse up to fire code.
- Ms. Roedersheimer presented the opinions of the people who responded about the Pipeline and whether it should be on-line only, printed quarterly and kept a bi-monthly publication. The results were split and 6 people responded. It was decided to publish the Pipeline quarterly with mini-newsletters being sent through email or eblasts.
- Mr. Fincher reported via email that he is having difficulty getting the pine straw delivered. He will call the person again to see if they lay it before Spring Fling. He is working with Lynscapes to develop a plan for the waterfall.
- The Board decided not to purchase a Neighborhood Garage Sale banner and use the 12 signs that were purchased 2 years ago.

Having no further business to discuss, the meeting was adjourned at 8:08 pm.

Next Board Meeting:

Monday, June 9, 2014

6:30 p.m. – 8:30 p.m., Clubhouse