

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

Monday, February 13, 2017

Board Members in Attendance: Mr. Paul Amoruso, President; Mr. Brian Horner, Vice-President; Ms. Asana Bowman, Treasurer; Ms. Ginger Grcic, Tennis; Ms. Roberta McCunney, Membership; Ms. Alison Schroeder, Social; Ms. Fallon Hinz, ACC; Mr. Tom Haslach Grounds; Ms. Fallon Hinz, ACC; Ms. Joy Thompson, Media and Ms. Beth Roedersheimer, Administrative Assistant.

The meeting was called to order at 6:32 pm.

Guests:

Mr. Craig Robinson, Paula and Dave Robin, Angie Bizot

Guest Presentation:

Mr. Craig Robinson of Piedmont Geotechnical Consultants was retained by Highland Pointe to inspect the North lake Dam, per required by Safe Dams of the GA Department of Natural Resources. The North Lake Dam is classified as a Category 1 dam and is required to be inspected every year. For many years, the inspection reports have noted wet spots at the bottom of the dam. The agencies involved are now requiring Highland Pointe to put in an additional drain, which will be very expensive. Mr. Robinson is suggesting that Highland Pointe drop the lake water level 1 foot and clean the area at the bottom of the dam down to rock level. This will hopefully, give him a better view if the seepage is coming from the dam or another source. The inspection report will be filed with Cobb County on February 15, 2017 and their assessment will determine the amount and type of work that will need to be done. Anyone requesting a copy of the inspection report can request it by emailing the office at office@highlandpointe.org.

Approval of Minutes:

Ms. McCunney made a motion to approve the minutes of the January 9, 2017 Board Meeting. Mr. Horner seconded the motion and it passed unanimously.

Monthly Budget Update:

	Budget FY 16-17	Actual (01/31/17)
HPRA Income	\$ 119,450.00	\$ 123,252.45
HPHOA Income	98,080.00	105,839.83
Other Income	4,900.00	11,553.51
Total Income	\$ 222,430.00	\$ 240,645.79
HPRA Expenses	\$ 104,915.00	\$ 90,361.90
HPHOA Expenses	83,787.50	72,078.77
Total Expenses	\$ 188,702.50	\$ 162,440.67
HPRA/HPHOA Net Income	\$ 33,727.50	\$ 78,205.12

The following shows the breakdown of HOA and HPRA expenses vs. budget for the period ending January 31, 2017.

	HOA		HPRA	
	Budget FY 16-17	Actual 01/31/17	Budget FY 16-17	Actual 01/31/17
	\$ 83,787.50	\$ 72,078.77	\$ 104,916.00	\$ 90,361.90
Clubhouse			16,520.00	11,357.24
Grounds	46,100.00	43,603.80		
Operations	37,687.50	28,474.97	26,271.00	23,498.27
Pool			45,024.00	38,319.67
Tennis			7,100.00	7,980.51
Social			10,000.00	9,206.21

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. Hinz presented the bids for the downstairs ladies bathroom renovation. The \$25,000 budget for the renovation was approved in December 2016. One of the estimates was \$1500 over budget and would not budge and the other did not include and materials. She is waiting for the final bid from JDM Contracting & Services and will present a motion to approve via email when she receives it.
- Ms. Hinz received the final quote from JDM Contracting & Services for \$24,700 and they will also replace the tile in the clubhouse upstairs. Mr. McDonald seconded the motion and it passed 9-2 with Mr. Amoruso and Mr. Haslach voting against the motion. There is an additional \$1000 appropriated for this project, with the \$300 on the quote and \$700 made on last year's table auction.
- Ms. McCunney will be sending personal invitations to the Spring Fling on March 29, 2017 to the Permanent HOA members who pay recreation dues. The Spring Fling is open to all Highland Pointe residents.
- Ms. McCunney reported the contract with Advanced Disposal has been signed. The contracted amount is \$42 per quarter. This covers one 95 gallon roll cart and a 95 gallon recycling cart provided upon request and yard waste pickup.
- Ms. McCunney asked for Board volunteers to deliver welcome bags to the new residents.
- Mr. Haslach will schedule Verge & Associates to power wash and stain the clubhouse deck.
- Ms. Schroeder reported there were close to 100 attendees for the Chili Cook-Off. The Spring Fiesta Fling is scheduled for March 25th beginning at 4pm. The Easter Egg hunt is scheduled for Sunday, April 9, 2017 at 3:30 pm, Ladies Paint Night is April 29th and the Men's Poker Night is May 5th.
- Mr. Horner made a motion to give Social an additional \$1000 for the additional spring activities. Ms. Thompson seconded the motion and it passed unanimously.
- Ms. Roedersheimer is coordinating the carpet repair with Hackney Carpets.
- Ms. Hinz would like to have the fines associated with non-compliance of the covenants attached to the annual dues. The recreation access cards will be deactivated and voting rights denied until the account becomes current.
- Ms. Thompson has been in contact with Pay Lease regarding paying neighborhood dues, rental and event fees by credit card. The transaction fee for using a Debit Card is \$2.95 and 3%-3.5% transaction fee per credit card transaction; dependent on which credit cards are offered. If the agreement is signed by February 28, 2017, the \$199 set up fee will be waived.

With no further business to discuss, the meeting was adjourned at 9:15 pm.

Next Board Meeting:

Monday, March 13, 2017

6:30 pm – 8:30 pm, Clubhouse