

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

Monday, February 4, 2013

Board Members in Attendance: Mr. Tom Haslach, President; Ms. Judy Taylor, Tennis; Mr. Steve Fincher, Ground; Ms. Paula Taylor, Clubhouse; Ms. Sandy Carpenter, ACC; Mr. Micah Levin, Social; Ms. Melanie Smith, Administrator and Ms. Beth Roedersheimer, Administrative Assistant.

The meeting was called to order at 6:42 pm.

Approval of Minutes:

Ms. Robin made a motion to approve the minutes of the January 7, 2012 Board Meeting. Ms. Taylor seconded the motion and it passed unanimously.

Monthly Budget Update:

Ms. Taylor presented the financials in Ms. Jordan's absence. There is \$127,800 in savings and the projected expenses for the rest of the fiscal year are \$20,000. There should be around \$15,000 to spend on items on the wish list or in need of repair or replacement. The balance will be carried forward to the next fiscal year.

	<u>Budget FY 12-13</u>	<u>Actual (1/31/13)</u>
HPRA Income	\$ 88,160.00	\$ 87,279.86
HPHOA Income	78,530.00	78,578.00
Other Income	500.00	186.61
Total Income	<u>\$ 167,190.00</u>	<u>\$ 166,044.47</u>
HPRA Expenses	\$ 86,528.00	\$ 74,225.30
HPHOA Expenses	74,071.00	62,255.98
Total Expenses	<u>\$ 153,429.00</u>	<u>\$ 136,481.28</u>
HPRA/HPHOA Net Income	<u>\$ 5,666.00</u>	<u>\$ 29,563.19</u>

The following shows the breakdown of HPRA expenses vs. budget for the period ending January 31, 2013:

	HOA		HPRA	
	Budget FY 12-13	Actual 1/31/13	Budget 12/31	Actual 1/31/13
	\$ 74,846.00	\$ 62,255.98	\$ 86,678.00	\$ 74,225.30
Clubhouse	3,800.00	3,519.92	9,200.00	9,300.92
Grounds	2,600.00	6,324.70		
Operations	68,446.00	54,411.36	30,628.00	25,183.72
Pool			33,400.00	30,473.47
Tennis			7,250.00	4,459.94
Social			6,200.00	4,807.25

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 spoke with Holly at Lennar Homes about opening up recreation membership to Mountain Creek and Wigley Preserves. The discussion was if the developer was going to pay the membership fee for all new homes. It was originally discussed that they would and they are now stating that will not be the case. The homeowner's will join HPRA at their own expense. It was agreed that the Board needs to have a discussion with the attorney to see if that opens HPRA up to ADA enforcement.
- HOA and HPRA dues were addressed for the upcoming fiscal year. Ms. Smith made a motion to increase the HOA fees by \$17.00 (allowed by the By-Laws) and Mr. Fincher seconded the motion. The motion was approved. The new rate for HOA will be \$187.00 and Permanent HPRA (\$385.00) and Voluntary HPRA (\$485.00) will remain the same.
- New and existing projects were discussed: The wish list contains a volleyball court, additional and repaired pool furniture, tennis courts windscreen replacement, repairing the steps by Court 4 at the tennis courts, gazebo behind North Slope Circle, fishing pier, clubhouse deck, Wigley entrance lights and sprinkler system, electrical issues at front entrance, tennis court pavilion, bridge on the path behind the tennis courts, restock clubhouse kitchen with utensils and pots and pans, roof repair and the waterfall.
- Ms. Robin suggested that \$45,000 be saved over the next three years to put toward the new deck at the clubhouse.
- Ms. Smith volunteered to handle the electrical issues at the entrances.
- Ms. Carpenter presented ACC requests for 4523 High Rock Terrace and 4502 Club House Dr. to install fences. Both were approved. She will send out violation letters to several neighbors for the upkeep of their yard.
- Ms. Taylor stated the resurfacing company is coming out to look at some cracks to see if they are covered under the three year warranty.
- Ms. Robin reported that the satellite dish at the clubhouse was replaced and is now working properly. There is a leak in the clubhouse roof and she is in the process of getting bids for the repair.
- Mr. Levin reported the Spring Fling social will be held April 27th with the band Flyer providing the entertainment. He will work with Kiddie Kapers for the children's activities.
- Facebook was discussed as a way to get more residents involved and informed in the neighborhood activities.
- Mr. Haslach asked Dave Robin to attend the next board meeting and give a brief informational presentation concerning the North Lake. He has agreed.

Having no further business to discuss, the meeting was adjourned at 8:35 pm.

Next Board Meeting:

Monday, March 4, 2013

6:30 p.m. – 8:00 p.m., Clubhouse