

Austin Lake Homeowners Association Monthly Meeting Minutes

August 15, 2019

Officers in Attendance:

President: Susan Smith
Secretary: Kelly Layfield
Architecture: Steve Stoichev
Treasurer: Ruth Zimmerman
Vice President: Missy Baisden
Social: Tina Southerland
Lia Williams

Absent: Leanne Allen

- I. Call to Order**
- II. Welcome**
- III. Minutes from July 2019 Board meeting were approved**
- IV. Board Member Reports:**

TREASURER:

Operating:	\$43,735.17
Community Development Fund:	\$ 9,394.57
Reserve Fund:	<u>\$14,231.46</u>
	\$67,361.20

- On July 30th, Ruth submitted liens for recording upon the Cobb County Clerk's records for the two households from which the Association has received no payments in 2019.
- Ruth pointed out how little the social committee has spent this year.

CLUBHOUSE:

- Missy discussed the new scratches on clubhouse floor which are believed to have occurred during a rental event. The Board will continue to hold security deposits in the event the new floors are damaged during a rental event.
- The Board discussed whether clubhouse rental and security deposits should be increased to offset the extra wear and tear.

GROUNDS AND MAINTENANCE:

- The Board continued to discuss the problem of the clubhouse floors being scratched and how to handle the repair, especially in light of the warranty claim denial. Floor & Décor referred our claim to the manufacturer, who denied the claim based on negligence.

Austin Lake Homeowners Association Monthly Meeting Minutes

- Leanne received a quote to correct drainage in the common area around the tennis court. The landscaper said the drainage correction project would help; however, part of the problem is caused by grading of the tennis courts. The Board discussed that Trip Baisden will evaluate the situation.
- The Board discussed that the pool company intends to repair the tiles around the pool wall after the water level drops.
- Someone pointed out that the Pool Rules sign is missing and should be replaced immediately.
- Ruth mentioned that the cover for the water valve is also missing.

ARCHITECTURE:

- A new Austin Lake family has submitted a request to paint their brick house. The ACC instructed them to submit a paint sample which is not the same color as their neighbor's painted brick house.
- The previously discussed unpainted shed will be painted an approved color pallet before the owner sells the house.
- A member of the ACC visited the neighbor who was in the process of changing the grading of his yard. He explained his landscaping plan, which the ACC approved with the stipulation that the existing sheds would not be visible from the street upon completion of the work.

SOCIAL:

- Tina reported that the Association hosted a pool party and Leann Allen and the Smyrna Team provided a large quantity of food for the event. The Board thanked Leanne for sponsoring the event.
- The Board suggested newsletter topics for the August edition Tina is preparing:
 - Clubhouse rental reminder
 - Please be careful not to scratch the floors
 - Remember to submit ACC approval request forms for changes
 - Upcoming social events
 - Book Club
 - Pool closing date
 - Welcome new neighbors
 - The Board continues to accept donations for landscaping project and thanks those who have contributed
- Lia will coordinate fishing rodeo with Josh Keller when the weather cools off.

Next meeting board meeting will be Tuesday, September 3rd at 7:00 pm

VI. Meeting adjourned.