

Austin Lake Homeowners Association

Monthly Meeting Minutes

June 6th, 2013

Officers Attending:

Wilson Pulgarin, President
Scott Perkins, Vice President
Janet Kost, Secretary
Charles Hunter, Treasurer

Committee Members Present:

Al Little, Lake Committee
April Winterscheidt, Social
Kerri Hunter, Architectural Chair

- I. Call to Order
- II. Welcome

Topic Discussed:

1. Financial report by Charles including a Statement of Operating expenses through June 6th.
2. Social Calendar: Block Party scheduled for June 22nd at 3pm on Traymore Trace. Homeowner's bring everything. Bring a dish to share & BYOB. We will use bouncy house from Groupon if it is available.
3. Discussed cleaning contract for clubhouse and pool. The pool trash has not been emptied regularly and the bathrooms are dirty. April clarified; Soap & Water LLC handles the clubhouse and bathrooms when pool is closed. The pool company handles the bathrooms in the summer. Wilson will contact the pool company. In addition he will discuss the recent time the water was left on at the pool by the pool company. The BOD will have to take trash out. No one is contracted to do that.
4. Discussed recent mess and unauthorized visitors at the pool. We discussed possible video surveillance camera or signs. We will send notice out to neighborhood to watch for non-homeowners not accompanied by a guest. We will distribute the non-emergency Smyrna Police number. 770-434-6666
5. Need someone to replace Glennda's Grounds & Maintenance Chair vacancy. Greg Woodard has volunteered, but we will email the neighborhood in case anyone else may be interested and we need to vote.
6. ARC issues: Kerri will walk through and speak to a neighbor who made window replacements without approval. She will look at complaint regarding a home on Terrace Court.
7. Lake Dredging Update: We would like to move forward with the project. It was discussed and majority agreed we cannot get the line of credit by guaranteeing with security deed. (That was not disclosed to homeowners.) However, Charles has paperwork for credit card application Kerri & Steve have agreed to secure. The Hunter's will review and get back with us. A motion was made to use the credit card as a back plan for emergencies. We will still need final contracts from River Sand so we can have them reviewed by Jamie. Scott will work on this. In addition, the contracts for Tarsoffs and Darrow.

Action Items:

- A. Wilson
 - a. Contact the pool company regarding bathrooms and water left on when filling pool.
- B. Charles
 - a. Letter to one delinquent homeowners
 - b. Follow up with Glennda on lake signs

- C. Scott
 - a. Get finalized contracts from RiverSand
 - b. Get Lake Dredging contract to Jamie and get agreements drafted for property owners.
 - c. Get outline of lake project to April for website (from last meeting)
- D. Janet
 - a. Check with Jim K regarding video camera functionality.
 - b. Bring meeting notes from May to be approved.
- E. April
 - a. Send notice to homeowners regarding open Grounds Chair position and pool issues.
- F. Kerri
 - a. Check neighborhood for violations
 - b. Review and make decision on credit card

Decisions Made:

1. Allow Kerri & Steve to guarantee credit card for any true emergencies once reserves balance has been depleted.

Next Meeting: June27th at 7pm

This document was created with Win2PDF available at <http://www.win2pdf.com>.
The unregistered version of Win2PDF is for evaluation or non-commercial use only.
This page will not be added after purchasing Win2PDF.