

## 8/19/2008 – ROEHOA Board Meeting Minutes

Meeting Called to order 8:00PM

In Attendance:

David White  
Amy Wilmont  
Pam Wilkinson  
Bill Cartwright  
Sherry Kaas  
Walt & Irene Kinley  
Becky Whitehead  
Jennifer (? COPS Member)

### Review of Ryan Buzby's E-mailed Agenda (emailed 7/8/2008)

Our monthly meeting is scheduled for next Tuesday at 8:00. I would like to discuss some of the following:

- 1.) Organizing an Architectural Committee for the neighborhood. I would like for each of you to come up with a nominee to head this committee up for our neighborhood. This person would be in charge of maintaining the appearance integrity of not only the common grounds of the neighborhood, but also "policing" the residents for violations. They would be in charge of writing letters to the neighbors that are in violation and giving the board updates monthly. I would like for this person to actually form a small committee that would meet to discuss the various improvements needed and ideas to keep our homes and common grounds respectable looking.
- 2.) Financial update from Amy regarding liens or any additional payments received from delinquent homeowners.
- 3.) Pool update from Greg. We are half way through our summer and would like to get an update on costs since we have switched over to Chlorine from the salt system. Let's also discuss next year's options for which system we would like to go to.
- 4.) Clubhouse update from Christy Cartwright. If we could get an update on the amount of revenue we have generated from the usage this year and potential ways we can add to this. If there are any marking efforts we can put together at a very low cost to generate some income from this amenity.
- 5.) Updating our website. I was on it today and noticed that we need to change the Board Members and I would like to start using this 100% for our monthly newsletter. I wrote to Pam and she said that Gloria was no longer available to maintain this. I would like to have someone that has both the TIME and the KNOW-HOW to handle this task. We can really use this to our advantage.

### Pool Update:

- Pool Closing 10/6/2008
- Check with Jonathan – Pool Maintenance Contractor for scheduling pool closing

### Amy\Finance Update:

- Cannot resolve issues with Suwanee Dam Road ROE Resident to pay years past dues fees
- Proposals Offered:
  - Was offered payment plan in 2005
  - Could offer a one time no interest settlement
  - David White proposed a break on interest for the past due account and a demand for payment within 60 days or ROEHOA will stay firm on present lien.
- End Solution Proposal:
  - Resident to be offered a plan to pay half of interest and have a 45 day payment window to settle on past due HOA fees.

- Pam W. submitted an invoice to Amy for Website work
- On property in community still holding out and not paying for the year the Clubhouse and Pool were unavailable – Proposal was to make this resident the same offer proposed above
- Amy inquired if Paul D. had filed new liens – David W. Will follow up on the question
- Need to begin readying 2009 ROEHOA Budget
- Need to create\define a purchasing process for ROEHOA
- Set base amount for purchase authorizations that can be submitted for reimbursement

David\Architectural Update:

- Reviewed properties of concern, (Oakwood Hills Drive – (Basketball goal & Plastic Tarps)
- Letters sent to noted properties
- 2 letters to be sent as courtesy reminders then a certified letter to be sent if no action or response

Pam \ Website Update:

- Plans-
  - Presidents Letter
  - Clubhouse information
  - Front page of website containing recent ROE news updates
  - Possible interactive calendar
  - Free classified for ROE residents
  - Paid corporate \ business advertisements (\$10 - \$15 monthly charge)

Clubhouse Update:

- 4 rentals so far in 2008 bringing in revenue of \$140.00

Agenda Review Complete

Walt Kinley:

- Lights out at front entrance – needs repair
- Need to have a neighborhood work party weekend
- Group authorized Walt to initiate lighting repairs at ROE front entrance

Cops Program Update \ Jennifer:

- Follow up with Gwinnett County Police COPS liaison
- All COPS Block Captains to e-mail their updated listings