

Stoney Brook Homeowners' Association
Board Meeting
May 15, 2017

Members Present: Bill Bach, Dave Rauch, Scott Ritenour and Michael Vogler

Members Absent: Chris Lee

Guests: None

Meeting called to order at 7:03 pm by David Rauch at the Stoney Brook clubhouse.

April meeting minutes were distributed to board members, having been approved by e-mail prior to May meeting.

President's Report (delivered by Dave Rauch)

- Reviewed topics for e-mail to residents: Pool opening, Welcoming Committee, school letting out.

Treasurer's Report (Michael)

- CAM requested permission to write checks to pay AT&T and GA Power bills which historically have been paid electronically. Michael recommended we continue to pay electronically. Members agreed.
- CAM distributed A/R document prior to meeting but did not send out Income Statement or Balance Sheet. Michael to ask CAM to send these prior to all future board meetings.
- Reviewed A/R. 5-7 residents have past due balances (depending on updates since printing). These residents should have HOA privileges suspended until they bring balances current.
- Michael showed statement with \$0 due, reflecting that full outstanding balance has been paid on the CH loan. Add this accomplishment to resident mailing.
- Savings balance after all payments is \$36,334.32
- Fayette County Board of Assessors sent notice of increased assessments totaling about \$53 in increase taxes for 2017.
- We received a document from the Census Bureau.
- Received balance for D&O insurance, \$593.
- Board would like to review the Reserve plan. Michael to find document maintained by prior Treasurer, Kate Lipchiz.

- Michael to remind CAM to send 2nd payment reminder to all residents that are paying in 2 installments.

Pool/Clubhouse/Grounds (Bill)

- Bill made personal payment for front entrance sign of \$2075. Cost includes installation. Expect delivery and install in 2-3 weeks. Sign to be placed on right side of neighborhood exit.
- Bill submitting permit to PTC for sign.
- Bill met with City Planner (Robin) regarding replacement of missing street signs in neighborhood.
- City investigating options to dissuade cart riders from using the turn lane in front of the neighborhood rather than the cart path.
- Ivy Green landscaping contract expires this month. Scott to send Bill copy of the contract to assist with negotiations and renewal.
- Bill to inquire with PTC about trimming back vegetation on the right side of Peachtree Parkway as it obstructs visibility to oncoming traffic as residents turn right out of the neighborhood.
- Bill has asked Ivy Green to repair/replace sprinklers as needed.

ACC

- Scott reviewed violations and ACC requests
- Several violations are ready for fine letters. Scott to review and advise CAM to send as appropriate.
- Resident got written up for lights in bushes. Current Design Standards do not prohibit such lighting.

New Business

- None

Meeting adjourned at 8:10pm.

Submitted by David Rauch
May 15, 2017