

Meeting Minutes September 10th, 2025

Attendees: Byron, Greg D, Curtis, Debbie, Damon, Alexis and Abby

Next Board Meeting Wednesday, October 8th, 2025

- **Presidents - Byron:** Contacting GDOT to enquire about Dallas Highway project & detailed plans. Inquiring about easement at the front entrance on a narrow strip of land between sign & church. Investigating contact for Publix shopping center in reference to access road paving & repair. Reminder that dues may be increased annually by a maximum rate of 10%.
- **Treasurer - Greg:** Annual POA dues received stands at approximately 83% of residents paid (currently above budget on revenue side/expense side running slightly higher)
Approved repair project for sloping hill between tennis courts and parking lot.
Approved backflow prevention valve installation required by Cobb County by Oct 15th.
Approved winter pine straw installation on common grounds.
- **Grounds - Curtis:** Presented detailed quote information on capital improvements to plan for over the next two years.
Asphalt & Paving Project, Tennis/Pickleball Project, Landscaping, Sloping Hill Next to Tennis Signage Planters at Entryway, Fall Pruning, Irrigation Repair, Retention Pond
Plans to build a two year time line to complete projects with potential special assessment
Summer maintenance - Kudzu is almost under control
- **Pool/Tennis/Clubhouse - Damon:** Pool has officially closed. Will work with Colonial Pool to complete winterization.
Investing pest control for bathrooms and clubhouse.
Rick Alfieri to fill the assistant role for Pool/Tennis/Clubhouse.
- **Covenant - Debbie:** Managing any open cases.
- **Social - Alexis:** Summer event (Stars & Stripes) went well, currently planning for Fall Fest to be held on Saturday, October 11th. Considering chili cook off, trunk-or-treat & possible projector for a movie. Ladies Luncheons & Nights Out events have resumed monthly.
Cookie exchange to be held sometime in December (Date TBD)
- **Secretary - Abby:** Maintaining neighborhood communication.