

**MARTINS FARM HOME OWNERS ASSOCIATION**

**Meeting Minutes**

**September 29, 2015**

[martins.farm.board.of.directors@gmail.com](mailto:martins.farm.board.of.directors@gmail.com)

**Board Members Present:** Jolynn Henry, Dave Knooihuizen, Carolyn Narreau

**Residents Present:** Grace Baah, Joe and Beth Lembo

**PACT Officer Report:** Detective Dustin Devereaux

**PACT Report:**

One of the biggest issues Suwanee PD is facing is identity theft. Things have been rather quiet other than that issue; some drug issues around the I85 intersection but nothing close to our neighborhood. Complaints are handled as quickly as possible. Detective Devereaux specifically said "you are not bothering us...it's our job...call if you need us". Detective Devereaux may be reached at [ddevereaux@suwanee.com](mailto:ddevereaux@suwanee.com) or 770-945-8995.

**Financial Report:**

As the year draws to a close we are right on schedule financially. The Board put aside some of the money from 2014 to help with expenses this year (we suspected it would be quite a year!), and we are finishing comfortably. We expect to end the year at about \$12K, which is lower than we aim for but still comfortable. (Remember dues do not start coming in until the middle of the first quarter of the year; the year end total has to carry us several months.)

We discussed turning off the internet during the winter season as an effort to save money; this will save us \$95 each month. Everyone in the meeting agreed it is a good idea, so the internet will be turned off during non-swimming months effectively immediately.

**2015 Completed Repairs / Improvements:**

**Clubhouse Renovation and Pool Area:**

We completely renovated our clubhouse, including beautiful custom-made cupboards, granite countertops, new paint, and (best of all) WATER!! We now have a working sink with hot and cold water AND a garbage disposal! We also added a new refrigerator and microwave.

Both restroom doors were completely replaced, the shower was repaired and retiled, and broken pool tiles were replaced.

**Tennis Courts:**

We raised the fence and installed locking gates for security purposes.

**Landscaping:**

We replaced the "mud pit sidewalk" between the tennis courts and playground with a river rock sidewalk, to help with the drainage issues in that area as well as beautification. Dead bushes around the playground were removed and replaced with azaleas, and new mulch was added.

**Repairs:**

As our neighborhood ages repairs are inevitable. Some repairs we completed this year include: new water heater in the pump room, electrical panel repairs and surge suppressor installed, pool key card system repaired, sprinklers repaired, various pool repairs, and several other smaller maintenance repairs.

**Election of 2016 Board Members:**

Annual BOD election information will be emailed to all residents in mid-October. Please feel free to contact us with any questions.

**Changes/Restoration of Homes:**

As our homes, landscaping and driveways are aging, neighbors are beginning to look for ways to restore everything to its original beauty by modifying landscaping, removing trees, painting homes, sealing driveways, etc.

It has come to the Board's attention that a few homeowners have made changes to their homes without requesting authorization from the ARC, and there seems to be confusion regarding the restoration of driveways, sidewalks, etc.

**PLEASE REMEMBER:** **ALL** changes to homes **MUST** receive prior approval from the ARC. Even if you think you are returning something to its original state (for example, restoring your driveway to have it appear to be new), you absolutely must receive approval. When you contact the ARC they can advise you as to what material has been approved. If a homeowner does NOT receive prior approval, they will be required to correct the change at their own expense.

The ARC may be reached at : [martinsfarmarc@gmail.com](mailto:martinsfarmarc@gmail.com). When in doubt, ask.

The meeting adjourned at 7:45 pm. Next meeting date TBD. As always, your questions, comments and concerns are welcome! You may respond to the BOD at the above email or individually as listed below.

Your 2015 BOD,

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Dave Knooihuizen, Vice President, [dave.ghs@gmail.com](mailto:dave.ghs@gmail.com), 770-990-3842

Carolyn Narreau, Treasurer/Secretary, [carolynnarreau@hotmail.com](mailto:carolynnarreau@hotmail.com), 678-570-8045