

Edmund Park HOA Annual Meeting

March 10, 2009

1283 Edmund Park Dr

1. Determine if we have quorum for homes represented in person/via proxy (need 44 households). If quorum, conduct elections as defined in #2. *There is no other official business to vote on since no outstanding issues were provided to neighbors 30 days prior to the meeting.*

- **Did not have quorum. Approximately 30 households represented including proxies**

2. Officer elections for 2 open positions. The open positions will have the Communications chair and the ACC chair. Will provide details of each position but encourage neighbors to see responsibilities online at http://www.edmundpark.net/Board_Members.html. *If have not paid 2008/2009 dues, cannot vote.*

- **Mark Fey has accepted the ACC chair on the board and Jim Gerhart has volunteered to support Mark as a part of the Architectural Control Committee.**
- **If you are interested in the Communication Chair, please contact president@edmundpark.net.**

3. Review Officer and Chair Reports (30 minutes)

(a) President's Report (Kevin McClain) – president@edmundpark.net

- Explain annual meeting purpose, introduce board members and review their roles
- Review accomplishments, issues, enforcement of HOA rules/covenants and fine structure
 - **Communication has become more efficient via emails and quarterly newsletters**
 - **2008 Social activities were very well attended**
 - **Several neighbors signed up and are now members of the Druid Hills Patrol**
 - **Established an EP Security Chair position (Laurie Garrow)**
 - **Issues including dogs off leash, parking complaints escalated and will be addressed**
 - **Yards and homes will become more of a focus in 2009**
 - **Fine structure will be enforced vs. just sending letters**

(b) Treasurer's Report (Doug Hodge) - treasurer@edmundpark.net

- Review 2008 budget, preview 2009 budget – *explain any increases, decreases to each item*
 - **Plan to use legal fees this year for guidance on liability issues**
 - **Repaving of roads throughout the neighborhood (private roads) will be significant cost in the future which is where reserves will go toward**
- Remind anyone in attendance who has not paid dues to do so immediately
 - **9 neighbors still need to pay their 2009 homeowner dues**

(c) Architectural Control Committee (ACC) Report (*open*)- acc@edmundpark.net

- John Mattis to review committee's responsibilities
 - **Keep neighborhood up to standards, maintain the uniformity of the neighborhood**
- Inform everyone on process to submit ACC forms
 - **ACC forms can be found on the website - www.edmundpark.net**
- Inform about standard mailboxes and info on the website to use Classy Mailboxes
 - **Website has posting of the mailboxes and how to obtain new one**
 - **Very important for neighborhood upkeep to have a uniform mailbox**
 - **Have the option to repair vs. replacement. Suggest use of black high gloss or flat paint**

(d) Security Report (Laurie Garrow) - security@edmundpark.net

- Review Neighborhood Watch program and get all neighbors to sign up
 - **Sign-up went around the meeting and will also be going door to door**

- Need 75% of the occupied houses in the neighborhood to obtain Dekalb County funded Neighborhood Watch signs for the entrances
- Need 2 more Block Captain volunteers
 - 2 neighbors volunteered to be Block Captains during the meeting
 - Block Captains for each area within EP have been signed up. Look for information regarding who your block captain and contact information is coming soon

(e) **Secretary's Report (Leslie Finley) - secretary@edmundpark.net**

- Remind everyone about our website - www.edmundpark.net
- Ask again for everyone to provide their contact information
 - Almost all information is now disseminated electronically. It is critical to provide updated contact information – specifically email addresses
 - Please submit to secretary@edmundpark.net

(f) **Communication Report (open / Kevin to lead) - communication@edmundpark.net**

- Explain responsibilities
 - Newsletters and neighborhood wide communications
- Ask for ideas to incorporate residential input into our on going newsletters

(g) **Social Report (Sara McClain, Payal Kapoor) - social@edmundpark.net**

- Review last years social activities and what is planned for this year
 - 4 main sponsored events in 2008 including the Garage Sale, Summer Block Party, Halloween Party, Holiday Party
 - Summer Block Party, Halloween Party and Holiday Part will be held again in 2009
 - Ladies Night In has been a big success and volunteer hosts have signed up through 2009. If you are not receiving invites to these events, please make sure you have submitted an updated email address to secretary@edmundpark.net
 - LNI events are *non-board* funded so thank you again to all of the hostesses

4. Q & A

(a) Questions for the HOA Board

Q: Parking continues to be an issue – what is being done about it?

A: The following is how we enforce parking for Edmund Park. Our covenants state if you have a 2 car garage, then 2 of the homeowner's cars must be parked in the garages. If you have a long enough drive way to have your car parked vertically, the cars must be in the garage or driveway. If you only have a 1 car garage or a 2 car garage without a long enough driveway to have your car parked vertically and own more cars than garage space, then this is the only reason cars can be parked on the street; otherwise it is a violation.

Access Management sends out initial and reminder violation letters. If violations continue, neighbors will begin to get fined based on the EP fine structure. Please be considerate of your neighbors and the tight quarters we all live in. It's also very important to ensure your visitors are aware of the parking rules.

Q: Can the board do anything regarding the speeding and dangerous section on E. Rock Springs between EP and the Gables where the median is located?

A: Kevin will reach out to Officer Obester (Dekalb ICP) to see if they can put out the speed tracker and or make it a speed trap area.