

Lake Capri Homeowners Association, Inc.
March 2020 Meeting Minutes

The meeting was called to order by President Marilyn Cooke at 7:30 PM. The minutes of the February 2020 meeting were approved as written and distributed.

In attendance: Marilyn Cooke, Bob Hasser, Mary Boysworth, Missy Jarrell, Tim Williams, Susan McNeely, Rosa Taylor. Ashley Baird and Chip Hatcher participated in the meeting via speaker phone.

Treasurer's Report: Bob Hasser (770-482-9248)

Beginning Balance as of February 17, 2020	\$ 34,560.76
Income:	\$ 7,634.90
Expenses:	\$(7,826.56)
Ending Checking Balance March 16, 2020	\$ 34,369.10
Beginning Money Market Balance February 17, 2020	\$ 26,087.52
Income:	\$.21
Ending Money Market Balance March 16, 2020	\$ 26,087.73
CD#8110000968659	\$ 10,239.49
CD#8110000968667	\$ 10,000.00
CD #8110001023100	\$ 20,214.42
Total Bank Balance as of March 16, 2020	\$100,910.74

Rosa Taylor thanked Bob for having the idea and taking the trouble to move some of our reserve funds from our Money Market account into CD accounts. To date these have earned \$453.00 in interest which is so much better than the few cents of interest that Money Markets pay.

President's Report – Marilyn Cooke (mcooke614@gmail.com) or (770—559-3646).

>I have the application for our D & O insurance and giving it to Bob for payment.

>I received 1 concern and 2 complaints from residents. All 3 were given to Missy & Chip (Covenant Committee)

Concern: 2994 Barcelona Way is worried about their neighbor's mailbox across the street (2993) when large truck dropped off a Pod.

Complaints: 2528 Amalfi Dr. a few complaints about many cars and people - is this another Air BnB? I have seen the activity & cars. Same complaint with 2241 Malta Dr. also the STVR on Venetian is still active. I know according to Rockdale County Ordinances no Air BnB's or STVR's are permitted in non-commercial areas. With that said I have a copy of a letter from Martha Vineyards Subdivision's attorney advising this ordinance & requesting the STVR there to close and they did. I am submitting this letter to our attorney to have them draw up a similar letter for the STVR's in our community (the ones on Venetian & Malta, while we check on the house on Amalfi).

The leaves on Monaco from 2071 Lake Sorrento's side yard need to be removed.

Vice President: Ashley Baird (770-862-4572) Via speaker phone: Ashley suggested several electronic payment devices, such as Square, that might be used to facilitate people paying their dues. She stated that anyone who sees a street light out could call her and she

would report it. A Board member made a suggestion that she might want to ride around the neighborhood at night to note any street lights out. He said he had done this in past because he found it more effective than waiting for residents to report them. Ashley requested an updated Residency List. She stated that she would be willing to help Tim when he had a date set to burn the debris in the picnic area.

Committee Reports:

Beach: Mary Boysworth (678-457-7324 or mboysworth@yahoo.com) Mary stated that Curly will check the light in the Pavilion. Buddy will look into replacing the Beach rope and buoys. Mary stated that people are smoking on the new dock even though smoking is prohibited anywhere inside the Beach gate. Smoking on the new dock is a special concern because a lit cigarette will melt and permanently mar the flooring and benches. She is considering establishing a designated smoking area over by the fence that adjoins the picnic area. The new dock camera has been broken. It is not known if this was done deliberately or accidentally. It needs to be hooked up so that Mary can check it. Tim volunteered to help her with this. The Beach gate code has been changed to the one that is sent out with membership papers for 2020. The restroom code has not yet been changed because there is problem with that lock. Since those doors and the lock have been in bad shape for a while, the solution is new doors and a new lock. The water for the Beach shower will be turned on following April 15. Mary would like to get quotes on a retaining wall and maybe sod for the area between the pavilion and the fence that adjoins the picnic area. There is a slope there that causes considerable erosion.

Clubhouse: Missy Jarrell – 770-484-0244 or msnjarrell@comcast.net: There has been one rental. Missy received one estimate to have the exterior of the Clubhouse painted; it was very high. She discussed with the Board getting more estimates for having the entire exterior painted or estimates for painting only the most damaged areas, the porch floors and railings. The Board discussed this and decided for this year we would pursue the more limited expense of painting the porches and railings and revisit the goal of painting the whole exterior in a year or two.

Hospitality: Michelle Lewis-Headley (mslheadley@yahoo.com or 678-910-1088) Not present. Sent the following: Michelle suggested that in light of restrictions due to covid 19, the Annual Lake Capri Easter Egg Hunt would be canceled. The Board agreed. Michelle stated that once things are back to normal, she will plan a replacement event for the children.

Please refer to our Facebook page for information on Lake Capri happenings: <https://www.facebook.com/lakecapriestates/?fref=ts>

Lakes and Dams: Randy Roddenberry (770-713-3290) Not present. No report.

Landscape: Tim Williams (678-662-8641): Tim will talk to our landscaping company about starting up our seasonal mowing of our common areas. A member stated that a number of woody shrubs and trees are going up in the Lake Sorrento spillway that goes down to the Yellow River. These need to be cleared so the overflow of that lake can flow out unimpeded during flood times. Tim will see if our landscaping company will undertake this special job.

Publicity: Susan McNeely (770-482-2658). Please see attached Newsletter
Restrictions: Chip Hatcher (whatsoccer@comcast.net or 770-500-9592) Via speaker phone. Marilyn in her President's report (see above) communicated to Chip some problems that had been reported to her by members. She will follow up by sending Chip an email so he will have the addresses involved, etc. A member asked if Chip had a chance to check on the house on Gibraltar which was mentioned in last month's meeting as having built a shed in their back yard without Board approval. He had not as yet, but said he would check. Chip had seen some problems with people parking on the street facing the wrong way which is against law. It was suggested that these should be reported to law enforcement.

Safety and Maintenance: Buddy Denman (denman557@comcast.net) Not present but sent word to let him know of any needed maintenance. Marilyn needs Buddy to install the Fishing/No Fishing signs.

Security: Open Position. Mary Boysworth (678-457-7324 or mboysworth@yahoo.com) Mary has been helping with this position. Mary will seek bids for replacing the Beach restroom doors and lock. Mary reported to law enforcement the damage to our dock camera. A link was sent via email to members regarding the upcoming debate for candidates for Sheriff of Rockdale County. (Following the meeting, this debate was canceled due to the covid 19 and an email was sent to members advising of this.)

Welcoming Newcomers: Open Position. Ozella Williams is helping with this position. Not present. Sent word nothing to report. IMPORTANT: If you know of someone new moving into Lake Capri, please call Ozella at 404-403-4743 so that the newcomer can be welcomed.

Good and Welfare:

--Marilyn and Missy discussed how covid 19 protocols may affect elderly or infirm members of Lake Capri. They stated that elderly or infirm members of Lake Capri who have no family to help them, may call them and they will try to help with grocery shopping or other essential errands.

--A member complained of the amount of litter, some of it personal and very disgusting, that people are leaving in our common areas and along the lakes. Mary has been picking up a lot of this litter, and Rosa Taylor, wearing gloves, went along the lake and filled an entire bag.

The next regular Board meeting will be on Monday, April 20, at 7:30 PM via conference call or email due to covid 19 protocols. Meeting adjourned.

The numbers below are important for you to keep by your phone and use when necessary:

Emergency - 911

Sheriff - non-emergency – 770-483-4200

Animal Care and Control Department – 770-278-8403

Code Enforcement – Garbage dumping and litter on roadways, Junk Vehicles, Not Keeping Grass Cut, Sign Violations, etc. 770-278-7103 or codeviolation@rockdalecounty.org

Road Maintenance Department – Limbs, etc., piling up along roadways, bushes

obscuring visibility, broken road signs, etc., 770-278-7200 or email a request to kimberly.kelly@rockdalecountyga.gov

Lake Capri Newsletter

What a week! In our wildest dreams, I don't think any of us imagined what is going on in this world. Coronavirus was a word most of us had never heard before but it has forever changed our lives.

Our thanks to all of the health care employees, doctors, nurses, EMTs, police officers, and firemen for their help during this crisis.

Chip Hatcher is continuing to improve after spending a few days at Rockdale Medical Center where he received two stents.

Sympathy is extended to Marilyn Cooke and her family in the death of her brother, Chris Cooke, on March 4. A couple of days after the passing of her brother, Marilyn's niece lost her husband.

Carol Schuier and her son Michael spent a week in Naples, Florida and Michael participated in an art show in Miami while there. Michael has some of the most beautiful photographs I have ever seen.

Congratulations to Eddie Foster on his recent retirement. Eddie immediately received a "honey do" list from Beverly.

We have had many complaints about people running STOP signs in the neighborhood. Please be aware and stop when you are supposed to. You might save a life.

Please do not throw trash on the road or street.

Put your trash cans out of sight and cut your grass. Do some spring cleaning around your house and yard. Help us improve the neighborhood.

PRAY FOR OUR COMMUNITY, STATE, NATION AND THE WORLD. Follow the advice of our health experts and let's win this war against Coronavirus!

Call me with your news.

Susan McNeely 770-482-2658