

THE POINT AT LAKE JEANETTE ASSOCIATION, INC.

Meeting of the 2020 Board of Directors
December 11, 2019

A meeting of the Board of Directors of The Point at Lake Jeanette Association, Inc. (the "Association") was held on Wednesday, December 11, 2019, at 6 p.m. at 401 Cross Vine Lane.

Present were Association directors: Joe Adamczyk, Alma Holland, Rebecca Leigh, David Rosenstein, Susan Shadis, and Robin Stiles.

BOARD OFFICERS SELECTED

The first order of business was to select the 2020 officers. Officers selected were:

| | |
|----------------|------------------|
| President | David Rosenstein |
| Vice President | Rebecca Leigh |
| Treasurer | Debby Reynolds |
| Secretary | Susan Shadis |

MEETING DATES ESTABLISHED

The next order of business was to schedule the 2020 Association Meetings. Meetings were scheduled on the second Monday of February, April, June, August, October, and November.

The Board of Directors agreed that comments from Association members and strong community engagement and outreach are important components of a successful Homeowners' Association. Board meetings will be open in 2020 with a comments period at the end of the meeting. A reminder email with the time and location of the meeting will be sent two weeks in advance to all Homeowners.

Association members with a specific discussion topic are requested to inform the board. The speaker's name and topic should be emailed to Matt Peel at [Lambeth Management](#) five working days before the meeting to allow the Board members sufficient time to review the topic.

2020 BOARD MEETING DATES

| | 2020 Dates | Time | Location | Description |
|---|-------------------|-----------|--|--|
| 1 | December 11, 2019 | 6:00 p.m. | 401 Cross Vine Lane | Board Meeting: Planning Session |
| 2 | February 10 | 6:00 p.m. | Lake Jeanette Swim Club 5040 Bass Chapel Rd | Board Meeting |
| 3 | April 13 | 6:00 p.m. | Lake Jeanette Swim Club 5040 Bass Chapel Rd | Board Meeting |
| 4 | June 8 | 6:00 p.m. | Lake Jeanette Swim Club 5040 Bass Chapel Rd | Board Meeting |
| 5 | August 10 | 6:00 p.m. | Lake Jeanette Swim Club 5040 Bass Chapel Rd | Board Meeting |
| 6 | October 12 | 6:00 p.m. | Lake Jeanette Swim Club 5040 Bass Chapel Rd | Board Meeting |
| 7 | November 9 | 7:00 p.m. | Lake Jeanette Swim Club 5040 Bass Chapel Rd | Annual Meeting: President's Report, Financial Report, Association Members' Open Forum, and Board of Directors Election |

ACCOUNTABILITY TO HOMEOWNERS

The 2020 board, acknowledging its duty to act in a fair and consistent manner to protect and increase property values, will review the contract with the management company to ensure that the management company will maintain the standards of The Point in a responsive, timely, and cost effective manner.

OLD BUSINESS, 2019 REVIEW

- **Laurel Cove Park holes:** Contracted to fill and reseed marked holes before end of 2019,
- **Pine needle cost increase question:** Answer communicated before December 1, 2019,
- **Three bid minimum on major projects:** Under advisement and will be decided in coordination with the management company,
- **Insurance coverage:** The board will review coverage and cost of insurance with the management company to ensure there is appropriate cost effective insurance in place,
- A preliminary review of landscaping in the cul-de-sac islands and common area where grass or plants do not grow has been completed and a plan will be put in place to improve all areas as needed beginning this spring,
- **Trails inside the buffer zone:** Investigated and recommended to leave in a groomed natural state to ensure continued safe, comfortable access to homeowners and guests,
- **Maintenance requests:** Directions for locating and completing the Online Concern or Request Form for Lambeth Management are pending,
- **Checkerberry Lane and Thimbleberry Alley holes:** Holes will be reported to management then filled and reseeded at/before February Board Meeting,
- **Speeding on Checkerberry:** A mobile speeding sign with digital readout of speed is being coordinated with the City of Greensboro,
- **Leaf collection:** The point is not part of the City of Greensboro leaf collection route. The landscaping company routinely removes leaves from the common areas throughout the Point. However, individual homeowners are responsible for disposal of leaves from their property,
- **Directory status and distribution date:** A decision was made to abandon the directory. Research indicates less than 30-40% of members participate,
- **Tree trimming in pocket park:** At the June 19, 2019 Board Meeting, Board Minutes suggested that the removal or trimming of trees do not seem appropriate under current circumstances,
- **Dog stations at the pocket park and Checkerberry Square:** Installation will be completed on/before February Board Meeting.

NEW BUSINESS

- **Welcome Letter and Newsletter in the new year to homeowners including:**
 - Introduction of the Board with their names and contact information,
 - Posting of meeting dates,
 - Review of the process for reporting requests or concerns to Lambeth Management,
 - Update dates for painting fences,
 - Update repair of landscape lighting,
 - Plan to refurbish landscaping at the entrances and in the cul-de-sacs.

There being no further business, the meeting was adjourned at 8:05 p.m.

Respectfully submitted,

/s/ Susan Shadis
[Susan Shadis](#)
Secretary

Approved by The Point at Lake Jeanette Board of Directors: January 10, 2020

To see future or archived minutes go to: http://lambethmanagement.com/?page_id=938