

# STONEBROOKE COMMONS

**2024 February Meeting**

**February 14, 2024, 6:00 PM**

**Location: The Clubhouse, 1910 Cottage Grove Way Cumming, Georgia 30040**

Carol Ulmer – President Present  
Joe Brown – Vice President Present  
Judith Peters – Secretary Present  
Enisa Nalek – Member at Large Present  
Bala Guruswamy – Member at Large Absent  
Ashley Gavens – Member at Large Present  
Kate Dymond – Member at Large Present

## **General Committee**

Lisa Sutton Present  
Hank Shumate Present

**Call To Order-** 6pm

**Roll Call/Quorum** See above for members in attendance

**Approval of Minutes-** Approved

**Approve Financial Reports including Aging-** January-reviewed and approved by the President and Secretary

**ARC Request** – None

**Homeowner Forum (10 minutes)** None needed

## **OLD NEWS**

1. Violations – update – Pressure wash has been done
2. Self Help letter and 2695 Cottage View Way occurrence  
We only had one unacceptable response to the Self-Help. That address, listed above, will no longer have access to self-help. On any infraction at that address, they will be charged \$25 a day until they, themselves, fix the offence. We discussed the procedure we started at the beginning of the year, and determined that it was in the best interests of all residents to continue, instead of just fining everyone and those fines building up to exorbitant amounts.
3. Shredder for office has been bought and is on site

## **AGENDA**

1. Paving update – Joe  
Paving the streets in Stonebrooke is a costly venture. Joe received bids on the process and it was determined that we would need more time to think about what we should do: remove the old paving, pave over the top of the old paving, repave the most

affected spots of ware. This will be discussed again at future meetings. We also know that the county will start work on the highway outside of Stonebrooke this year and that will create some inconvenience for our residents.

2. 2024 Activities for Residents – Kate  
Dismissed until future meeting
3. Pro Shred reminder March 9<sup>th</sup> 10-1  
Everyone has their duties that they volunteered for
4. Windows cleaned, inside and outside-Enisa  
Enisa got an excellent bid for washing all windows, inside and out. That work will be done in the spring.
5. Update on leaking Cupola on clubhouse roof  
Carol got a bid for repairing the Cupola on the top of the clubhouse, but, regretfully, they did not include the work that needed to be done on the inside with the water stain on the ceiling and the light that seems to be falling. She will continue with them.
6. Lights out by Stonebrooke sign  
The lights out by the Stonebrooke sign have all been repaired. Also, thanks to our new General Committee member, Hank, he will be reviewing any pole lights out in the community and reporting them to the county for repair.
7. Stonebrooke sign repaint  
Our sign at the entrance needs some touch up and we will contract someone to do this.
8. Assign trash duties -March thru December  
A sign-up sheet was put up on the refrigerator and Board members signed up for the month(s) that they were able to handle it.
9. Discuss General Committee  
In the past, the Board has been lacking in residents willing to help out by donating their time to be on the Board. This past year, we have been lucky to have a full Board for the first time in years.  
Two community members have recently expressed an interest in helping out, and so we have established a General Committee which will meet with us at our monthly meetings and help with their ideas and knowledge on the many issues we have to deal with on a regular basis. We were NOT going to let them get away, so we established the General Committee. Welcome Hank and Lisa!!!
10. Discuss cleaner and her increased duties  
Bonnie, our new cleaning lady, who is doing an excellent job, has agreed to take on the cleaning duties at the pool once the pool opens in April. Hank has agreed to help put out the heavy bases for the umbrellas.
11. Discuss street lights out – to Swanee EMC – number is on the pole

As stated above, Hank is helping with this issue. But, if anyone complains about a street light that is out, tell the resident to get the number off the pole and call that number to report it.

12. Discuss 3X400 web developer

This will be discussed at a later meeting.

Executive session if needed -not needed

Next meeting, the 2<sup>nd</sup> Wednesday of March, 6 pm