

MINUTES
ST. JOHNS CROSSING HOMEOWNERS' MEETING
October 28, 2023
Fairburn-Hobgood Library- 12:00pm

The Meeting was called to order by the President, Joan Blalock, at 12:10pm.

A prayer was given by President Joan Blalock.

The President presented the Minutes of May 20, 2023 for approval. A Motion was made by Jonathan Blalock to approve the Minutes without any corrections, Motion was seconded by Dan Elzy. Minutes Approved as written.

The Secretary, Elizabeth Hurst, presented the "Proposed 2024 Budget" for the Treasurer, Christine Hill, who was absent due to work obligations. Ms. Hurst stated that the proposed income for 2024 is \$14,243.79 with expenditures of \$10,185.00. The new assessment fee of \$132.00 is in the 2024 budget. A discussion by homeowners centered around "legal fees, repairs and maintenance of front entrance". It was also discussed that the budget will not allow for replacement of the front entrance fence but can accommodate "replacing" the broken fence posts and sprucing up the front entrance flower beds. Mrs. Pearson agreed to decorate the front entrance for Christmas this year. There may be a need for new decorations or a need to replenish what is on hand. Mr. Lamont Pearson requested the Treasurer prepare a budget at the end of the year that reflects what was budgeted in each line item and what was spent.

It was reported by the President that the attorney representing the HOA to amend the covenants should have a final document to the Board within the next two weeks. It was also reported that there was a disconnect between what the Board requested as amended covenants, per the homeowners' meeting of May 20, 2023, and what the attorneys amended. A list of requested amended covenants was submitted to all homeowners present at meeting; a copy also on website. After the amendments are filed and recorded in Fulton Superior Court, a copy will be placed on stjohnscrossinghoa.net website.

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The President introduced Ms. Samantha Hudson, a candidate for Fairburn City Council to speak to the homeowners regarding her campaign for office. Ms. Hudson was very informative and enlightened the group on the water situation with the City of Atlanta and the Water Authority that the City of Fairburn has been a part of for the last 23 years at a cost of over \$25 million dollars.

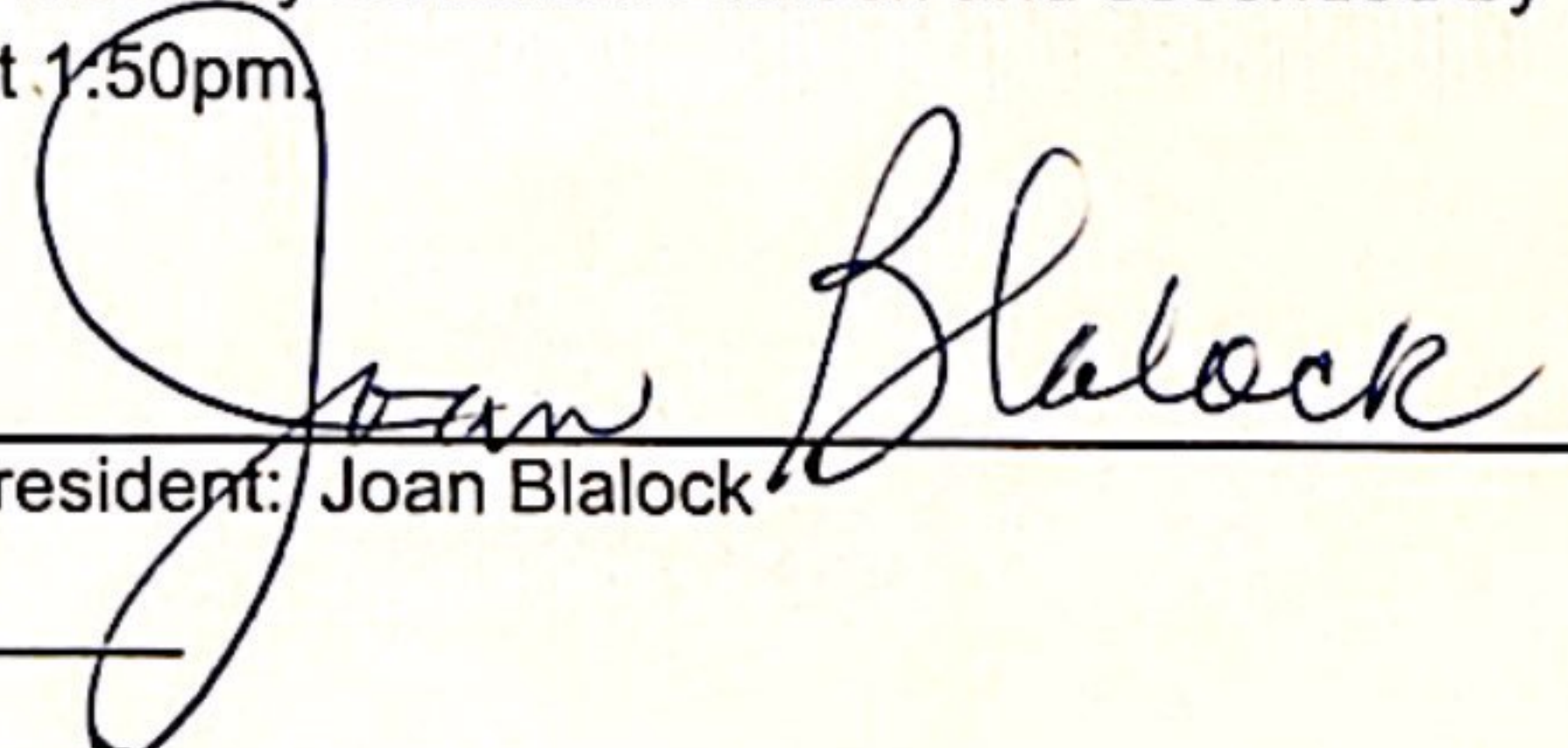
President Blalock reported that the website for the HOA is up and running. She encouraged all homeowners to review the website because pertinent information concerning the community will be placed thereon. It is the responsibility of homeowners to see-what is news in the community and surrounding areas of the City. The President also informed homeowners that the website must be maintained at a cost \$50.00 per month and the person who designed the website is willing to continue its maintenance for 2024.

The "yard of the month" suggested by Vice President, Sylviette McGill, was discussed beginning in 2024. It was suggested a \$25.00 gift card to Lowes or Home Depot be given to the yard receiving the award. The timeframe for 2024 is: April, July, October and December. December being the most beautiful Christmas decoration. The \$25.00 cost will be incorporated into the 2024 budget.

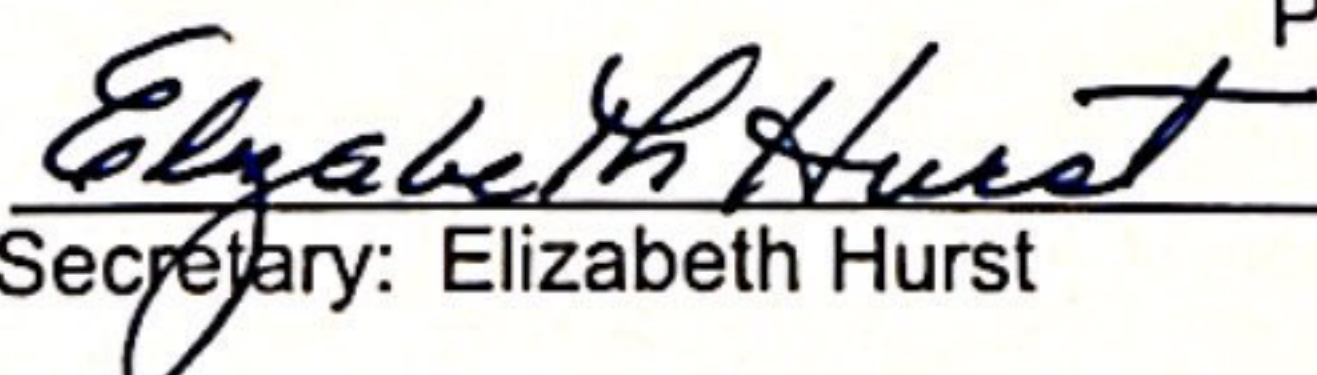
Homeowners will submit their yard to Board for voting to decide house winning.

No further business, A Motion was made by Jonathan Blalock and seconded by Dan Elzy to adjourn the meeting at 1:50pm.

APPROVED 3/23/24



President: Joan Blalock



Secretary: Elizabeth Hurst