

SOUTHERN POINT

HOME OWNERS ASSOCIATION



Your 2017 – 2018 Board

In case you have not met them yet, let me introduce you to your new board. President is Allen Wingfield. Allen has lived in Southern Point since 2006. He is married and has two grown daughters as well as 7 grandchildren. Allen has served on the HOA before and has served on the community association during the 2016 – 2017 year.

Glen Stern is the Treasurer. Glen is married and has 4 children and 8 grandchildren. Glen is the currentt President of the community association and has held that position for two years now. He has served on the community board for a total of 3 years. Glen also serves on the Village at Southern Point for 4 years.

Patti Whitlatch is currently the Secretary. Patty is married with 3 boys, one of which is serving our country. Patty has served on the HOA board for a total 6 years serving in every position at one time or another. The goal of the current board is to get pending amendments voted up or down and revising rules to make them more member friendly as well as building some basic protections into rules, fees, processes and more reasonable ways for members to remedy possible violations.

What Has Been Done So Far

As of this date we have had three meetings to get acquainted and see how things are being done. As a result, we have:

- Revised the shed amendment to restrict lot placement and size as well as allowing electrical service to be used. This new amendment will be sent out to each member for signature. A committee of volunteers has been formed to reach out to you to get your vote. Remember it

takes 75% or around 262 yes votes to get an amendment passed.

- We are making changes to the rule book to include:
 - Longer remedy periods for problems found.
 - Verification of the issue before addressing it with the member.
 - Protection of members if cited incorrectly. Due process procedures and membership rights.
 - Defining and listing all Design review committee requirements.
 - Amendment requests and how to get an amendment you want to the board.
 - Changes in lien and foreclosure processes.
 - Directory of local service providers for the community.
 - More oversight of citations issued to members.
 - Process for reporting safety issues.
 - Changed HOA member information sheets to make it easier for pool lists to be maintained.
 - Improvement of HOA property. We have initiated or are currently reviewing the following:
 - Painting of sign posts.
 - Improved water drainage in green spaces.
 - Removal of dead trees and cleanup of creeks.
 - Sidewalk repair.

Time To Get The Mildew Off Our Homes

Recent inspections of our neighborhood by Case Bowen resulted in identifying 53 homes in need of cleaning to remove mold and mildew from siding. Rather than notices being sent to so many of our neighbors we decided to deal with this problem in this newsletter. We are including in this mailing a list of service providers that can do this and other kinds of work. Some of the more common violations are:

1. Mold and mildew on homes

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2. Weeds in flower beds in the front or sides of the home.
3. Mail box painting and numbering. By the way have your home number on both sides of the mail box helps folks find your address. Kind of important if it is an ambulance responding to your call.
4. Trash cans not put up
5. General clutter in your drive or front yards.

We are in the process of better controlling what violation letters go out. Remember it is our responsibility to help keep property values up and things like this keep our community beautiful. So do your part.

Keep Your Home, Auto and Valuables Protected

As many of you know we seem to continually plagued with crime. Most of the time it is petty, drug addicts and kids looking to ransack cars for cash and things to sell. We have seen more serious thefts such as home burglaries and vehicle thefts. The Pickaway County Sheriff says:

Make your home look occupied, and make it difficult to break in. Lock all outside doors and windows before you leave the house or go to bed. Even if it is for a short time, lock your doors.

Leave lights on when you go out. If you are going to be away for a length of time, connect some lamps to automatic timers to turn them on in the evening and off during the day. Keep your garage door closed and locked.

Don't allow daily deliveries of mail, newspapers or flyers build up while you are away. Arrange with the Post Office to hold your mail, or arrange for a friend or neighbor to take them regularly. Arrange for your lawn to be mowed if you are going away for an extended time.

Check your locks on doors and windows and replace them with secure devices as necessary. Pushbutton locks on doorknobs are easy for burglars to open. Install deadbolt locks on all your outside doors.

Sliding glass doors are vulnerable. Special locks are available for better security. Other windows may need better locks. Check with a locksmith or hardware store for alternatives.

DON'T TEMPT A THIEF

Lawn mowers, snow blowers, barbecues and bicycles are best stored out of sight. Always lock your garden sheds and garages. Use curtains on garage and basement windows. Never leave notes on your door such as "Gone shopping."

LOCKS GET THE BEST

No lock, regardless of its quality, can be truly effective. Key-in dead bolt locks provide minimum security. Ask a locksmith for advice on your situation. Change locks immediately if your keys are lost or stolen. When moving into a new home, have all locks changed.

TARGETING THE OUTSIDE

Have adequate exterior lighting. A motion-sensitive light is recommended for backyards. Trim trees and shrubs so that they cannot be used as hiding places for intruders. Make sure your door hinges are on the inside.

WINDOWS

Most windows can be pinned for security. Drill a 3/16" hole on a slight downward slant through the inside window frame and halfway into the outside frame – place a nail in the hole to secure the window.

ALARMS

An alarm system is excellent for home security. It provides peace of mind to homeowners, especially while on vacation. There is a wide variety of alarm systems on the market. Make several inquiries to different companies for the best security system available to you.

Remember the three L's of Crime Prevention: LIGHTS, LOCKS & the LAW!