

Mainstreet Community Services Association Inc. (MCSA, Inc.)
Board of Directors Meeting
October 21, 2014
7:30 PM

Present: President-Rick Harris, Vice President-Sharon Dickey, Treasurer-Phaedra Brooks, Community Association Manager-Nadine Rivers-Johnson, and homeowners/residents.

The meeting was called to order at 7:30 p.m. by President Rick Harris.

Reading of the previous minutes was waived and unanimously approved by the Board; minutes are available on the Association website, www.mainstreetcommunity.org. Financials were read by Treasurer Brooks. A motion was made by Vice President Dickey, seconded by Treasurer Brooks and unanimously approved by the Board to accept the Financials as read.

60-Day Report/Judicial Foreclosures: President Harris read the 60-day administrative report. A total of 15 Judicial Foreclosures are ongoing, with one (1) Mediation scheduled and one (1) property being prepared for a DeKalb County Sheriff's sale.

Required Homeowner Meetings/Fines – Discussion ensued concerning the procedure for assessing and finalizing fines for compliance issues. Fine Notice hearings will be held during the November 2014 Board meeting for the previous 12-month fine period.

Crime in Mainstreet/Landscape/Speeding in the Neighborhood Issues – President Harris reported on crimes in the one-mile radius of Mainstreet Community. Homeowners must be diligent in calling the police and cooperating with them for successful prosecution of criminal activity. If crime is observed, homeowners should call 911 and be aware of immediate surroundings. Discussion also followed on the importance of getting to know neighbors and sharing contact information. Speeding continues to be a problem along Mainstreet Park Drive in particular. We have requested patrol car speed monitoring from East Precinct.

Violations – Cutting of healthy trees is prohibited in Mainstreet Community and must be accompanied by an approved Architectural Review Board form prior to tree removal. The current fining policy of \$250/tree will be strictly enforced. Other violations were discussed. If the violation is corrected during the “cure” period, it is no longer considered a compliance issue. If it is not corrected within the allotted time, fines are assessed to the account.

Other Discussion – a suggestion was made to include Scholarship Fund information on coupon books for 2015. The Board will consider the feasibility, because space on the forms is limited.

With no further business, a motion to adjourn was made at 9:40pm by Treasurer Brooks, seconded by Vice President Dickey and unanimously approved.

The next Board meeting is scheduled for Tuesday, November 18, 2014, at 7:30 pm.

Transcribed by Nadine Rivers-Johnson
Submitted to Deidre Shannon, Secretary
MCSA, Inc.