

Mainstreet Community Services Association, Inc. (MCSA, Inc)  
Board of Director's Meeting  
June 21, 2016  
6:30pm

Present: President-Rick Harris, Vice President-Sharon Dickey, Treasurer-Frankie Bryson, Community Association Manager-Nadine Rivers-Johnson; Office Associate Velvet Loyal, and homeowners/residents.

President Harris called the meeting to order at 7:35pm. A motion to waive reading of the Minutes was made by Vice President Dickey, seconded by Treasurer Bryson and passed unanimously.

Treasurer Bryson read the Financials report. President Harris reminded homeowners and residents present that Association Manager Rivers-Johnson was available to assist for those who did not know how to read and interpret the Balance Sheet or Income/Expense Statements distributed. A motion was made by Treasurer Bryson and seconded by Vice President Dickey to accept the Financials as read and passed unanimously.

President's Report - President Harris read the management report. Collections are ongoing, and HOA fee revenues are up for the year. Disbursements from Reserves were made for capital improvements involving the following: replacement of four (4) furnace units and one (1) condenser at the Clubhouse and upgrade of the camera monitoring system, to include a loudspeaker horn and Association pools VAC system to assist with cleaning between visits by vendor Sears Pool. Sears is onsite only two times/week, but because of the volume of swimmers to our Association pools during the season, daily cleaning is necessary to maintain the proper PH balances.

Crime – President Harris reminded those present that school is out and encouraged everyone to report criminal incidents *as they occur*. We are still seeking a Neighborhood Crime Watch Coordinator for Mainstreet Community.

Animal Violations/Trash Containers – Once again, President Harris reiterated the necessity for homeowners and residents to clean up after their pets while out walking. There are DeKalb County pet ordinances and lease laws in force that should be adhered to. DeKalb County Sanitation Department picks up one time per week. To get a schedule or to arrange for pickup of furniture, appliances, or toxic materials, homeowners/residents must contact the Sanitation Department at 404-294-2900.

New Business: DeKalb County Runoff Candidates' Forum – Mainstreet Community will host a runoff candidates' forum at the Clubhouse on Tuesday, July 19, 2016, starting at 6:30pm. Runoff Candidates for DeKalb County 4<sup>th</sup> District Commission and Tax Commissioners seats will be on the ballot for Tuesday, July 26, 2016. President Harris urged those present to plan on attending and exercise their right to vote.

President Harris called for a motion to adjourn the meeting; motion was made by Vice President Dickey, seconded by Treasurer Bryson and passed unanimously. The meeting adjourned at 8:24pm.

The next Board meeting is scheduled for Tuesday, July 19, 2016 at 6:30pm due to the Runoff Candidates Forum.

Submitted for Patrice Diamond, Secretary  
by Manager Nadine Rivers-Johnson  
Mainstreet Community Services Assoc, Inc.