



The High Point Lowdown



Vol. 5, No. 4

May, 2016

HP6 BOARD

President, ELLEN BUTLER VP TONY PRENDERGAST. Treasurer, WARREN MYERS, Secretary ART STROMSTEDT, Director VINNIE MONACO

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HURRICANE SEASON, etc.

June 1-November 30 is hurricane season. We have been spared a major blow for the past 10 years...**WE ARE OVERDUE!!!!** It is easy to get complacent and lazy with all the good fortune we have had. Take all the usual precautions when closing your home for the season. Batten down the hatches and leave nothing outdoors to fly around.

Closing your unit after the season...In the clubhouse we have a checklist of items you and/or your caretaker must do to insure that your place will be safe and sound in the off-season. It covers elements such as awnings, water, air conditioning closets, commodes, drawers, furnishings' and other essentials.

You are required to provide the Office with the name, address and phone of your caretaker, as well as a KEY to the villa. Please check with us before you leave to be sure all is in order. We do not want to have to call you with any problems later on. Have a safe trip and we look forward to seeing y'all next season! Send me your email at tonyp23562@comcast.net and I will email you (bcc) a monthly newsletter.

Sales and Rentals If you are planning to sell or rent (lease) your unit **see Ellen Butler prior** to taking any action. ... CALL ELLEN AT 561-496-4628

Our rules require that you clear all rentals and sales with our Office **prior** to taking any other action. We must be made aware of **all changes** in occupancy. **In emergencies we need people's names for police and fire officials.**

APRIL BOARD MEETING and BARBEQUE

On April 7th at the Board meeting the past year was rehashed and plans for the upcoming year were presented. We had a WONDERFUL season this year and as always we hope for a hurricane-free summer. The BBQ was well attended and an enjoyable way to say goodbye to those leaving and hello to new friends. Ellen was effusive in her praise of the many, many folks who volunteered their time and efforts that went into making it another great year

CONDO DOCUMENTS UPDATE: We have reported to our lawyers that the vote on Part 1 of the condo documents revision is complete. Of 207 votes cast 203 voted YES (4 no). We will file the approved revisions, and in October we plan to commence with the important work of forging documents which are enforceable.

SUMMER OFFICE HOURS

BEGINNING May 1st the office will be open for business on Monday, Wednesday, and Friday between the hours of 9am-11am

COMCAST NEWS

Art Stromstedt has been working closely with Comcast to bring the best possible service to HP6. The scheduled Town Hall Meeting has been postponed in light of Comcast's renewed vigor in improving service. Soon they will be scheduling appointments to run cable in various apartments. Please address Art, who is our point person, with your inquiries.

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PLANS FOR THIS YEAR:

The fence surrounding the pool area is in disrepair and does not conform to safety regulations. Plans are under way to replace it with a fence similar to the one at HP5.

Storage space at the clubhouse has become an issue. The annual bazaar requires much more space than is currently available. We raise considerable money each year in this event and this year we were not able to sell much furniture due to storage constraints. We are studying the feasibility of adding on to the present clubhouse attachment; thus being able to reconfigure the library and card room as well.

More drainage problems have been discovered and a cure is in the works. The emergency fund it seems will cover the bulk of the cost. Estimates are being received.

Careful and contemplative work needs to be done in the revision of the Condo Documents. This is a project not to be taken lightly. It will be expensive and time consuming, and has the potential of vastly improving the quality of life in HP6 with legally-enforceable, unambiguous language. The work will commence this fall and regular meetings and weekly updates will be provided.

Martin Fence Update... Nothing to report at this time. No news can be good news!