



**Minutes of the  
Meeting of the Board of Directors of the Ruby Forest Homeowners' Association  
March 9th, 2022**

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The meeting of the Board of Directors was called to order at 6:30 p.m. by Jimmy Humrich, 2021-2022 President. Board members present were: Jimmy Humrich, President; Wes Jones, Vice President; Micah Seehorn, Treasury; Kevin Maguire, Secretary; Mitch Robertson, Sally Watson and Blake King. No residents were present to discuss neighborhood issues.

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The meeting was opened by Jimmy Humrich at 6:35pm.

**Homeowner's Forum**

- No residents at this meeting.

**President's Report** was given prior to the meeting to coordinate February activities:

- New roof on shed and gazebo were installed by DOM Roofing for free. Posted Thank You.

**Secretary's Report**

- The secretary report was given by Kevin Maguire.
- February meeting minutes were posted to [www.rubyforest.net](http://www.rubyforest.net).

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**BUSINESS AGENDA**  
**March 9th, 2022**

**MEMBERSHIP**

- No new members added this month.
- FOB Management transferred to Micah Seehorn.

**CLUBHOUSE**

- Income for clubhouse rental for Feb - \$425.
- Meeting with carpet vendor to discuss warranty/replacement.
- Trash can schedule needs to be coordinated.
- Mitch and Blake coordinating clubhouse support. Mitch is training Blake on responsibilities.

**COMMUNICATIONS**

- Yard of the Month will start in April for 2022.

## COVENANTS

- Discussed outstanding violations. Emphasized collection on one property where the board was pursuing litigation. Possible closure in Q2 in 2022.
- Reviewed homeowner aging report.
- Establishing Architectural Control Committee for home improvement requests. E-Mail alias created to distribute covenant requests.

## EVENTS

- Welcoming Committee updates. Preparing baskets for Spring.
- Needs to reserve Easter dates and start planning. Easter - 4/17. Looking at 4/2.
- Parties at Pool – Pool Open (5/14), School End (5/25), July 4, School Start (7/30)

## GROUNDS

- Landscaper scheduled to install new dogwood but was delayed by weather. Now March 2022.
- City of Suwanee determined Lake Ruby fish deaths were due to sewage leak. Gwinnett County was contacted to correct leak and start remediation water testing. Georgia EPD is also involved. Gwinnett County is testing the water weekly for contaminants.
- Gwinnett County is planning on raising the manholes in the feeder creek to the lake.
- Need new chairs for front gazebo with security mechanism.
- Repaired water leak at front entrance on backflow joint.

## TENNIS

- Approved new ladder to allow us to replace lights. Waiting for item to be in stock.
- Courts need resurfacing. Will get quotes for early 2022.

## POOL

- Quoting new pool cover for next year.
- Repaired the overflow drain system.
- Need new board member to be pool liaison.
- Discussed remodeling the bathrooms.
- Discussed 2022 Pool Schedule – May 7 proposed opening
  - When to schedule lifeguard – Pool Open (5/14), School End (5/25), July 4, School Start (7/30)

## MEMBERSHIP

Membership Status as of 3/9/2022 was reported by Jimmy Humrich as follows:

- Permanent Full = 310
- Permanent Civic = 48
- Total Members = 358
- Total Non-Members = 85

**Total Households = 443**

No changes for February.

**TREASURER**

- Treasury update provided by Micah Seehorn.
- The HOA account balances as of 3/9/2022 were reported as follows:

Wells Fargo Primary/Debit	\$	3,693.30
Wells Fargo Savings (Reserve)	\$	24,961.89
ACS Quantum Operating Account	\$	122,298.02
Money Market Account with ACS	\$	119,581.49
<b>TOTAL ALL ACCOUNTS</b>	<b>\$</b>	<b>270,534.70</b>

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The meeting was adjourned by Jimmy Humrich at 8:00 p.m.

**NEXT MEETING: Board meeting: Planned for 4/13/2022 at 6:30pm.**