

- **HOA Covenant 8.10 Easements states:**
"...The easements area of each lot and all improvements in it shall be maintained continuously by the owner of the lot, except for those improvements for which a public authority or utility company is responsible."
- HOA has been paying \$400/month to include maintaining that 15-foot portion of the right-of-way on private lots. Lot owners must contribute their fair share of the maintenance costs.
- **PREVIOUS DD ACTION ITEM** to break down the areas of responsibility within our community for weekly mowing of undeveloped areas of the community.
- **UPDATE:** Referring to the map below note the numeric measurements shown in **blue** and **red** represent the linear distance of areas that are mowed weekly by our maintenance service. Blue represents the HOA's responsibility while red represents those areas that are under the umbrella of Brian Pinkney (BP) owned/managed properties. The individual measurements have been added up and the responsibility totals are shown on the right side. The HOA's ~688 feet represent approximately 35% of the total maintained area or \$140 of the total \$400 we pay to have these areas maintained monthly. The remaining areas belong to and/or are controlled by Mr. Brian Pinkney under several corporation entities.
- **MOTION:** *Reaffirm Board's decision to retroactively charge, to the beginning of 2019, Mr. Brian Pinkney's account(s) a monthly amount of \$260 to represent his fair share of the maintenance costs to be continually charged; adjusted downward if he sells off his vacant lots.*
 - By: DD
 - Second: CC
 - Vote: Unanimous by members present – Motion carried

