

Polo Fields HOA
Presidents Message
January 23, 2014

I would like to take this opportunity to bring you up to date on the state of welfare for our community and our community association.

I am happy to report that the HOA is entering into 2014 on much sounder financial ground than we did in 2013. This situation is a result of the efforts of our past board members, Gary Smith, Susan Byrne, Jim Cordell as well as our current board members Alan McGraw, Brian Patterson, Curtis Snively, Eddie Cassin, Michael Waterman and me.

As of January 2, 2014 our bank account had a balance of \$137,087.00. There were checks outstanding in the amount of \$1,707.00 and outstanding bills payable for \$8,873.00. So as you can see we will carry forward \$126,507.00 dollars for this year. It is important to note that these figures do not include any HOA dues for 2014 received in 2013. Most of this surplus can be attributed to the extremely mild winter we had last year. The HOA had very little expense for snow removal as a benefit. The costs for snow removal were less than \$10,000.00 for the year. In a normal year we could spend well in excess of \$50,000.00. So I guess I should thank Mother Nature to for our good results.

The board has spent extensive man-hours to prepare an operating budget for 2014, which was approved at the last board meeting on January 6th. This budget is available on our website for any homeowner who wants to view it. It will also be sent via email to those homeowners who have furnished the HOA with their email contact information.

This brings me to tell you about our email initiative. We asked for everyone's email address in our billing statements. We now have the capability to communicate with you via email. We are using an online company called Mail Chimp to do this. There is no cost to the HOA for this service. I know that in the past we have made similar requests only to not act on the information you supplied. I envision using this email capability to send you Board meeting minutes, special communications such as criminal activity reports in the neighborhood and meeting notices etc. We still intend to post to our website but the email will let us reach out to you more proactively and timely in the event of things like car break burglaries. So please if you have not done so give us your email address.

As good as Mother Nature was to us last year she has come back with a vengeance this year. There have been a total of three snow events so far with more on the way and all have been coupled with unusual cold weather with temperatures at or below zero. I know that the snow removal efforts have not met expectations and we are continually trying to improve our performance in this area. I ask you to be aware

that when snow is combined with these extremely low temperatures it makes cleaning the streets all the more difficult. Salt is not as effective and plowing ice is next to impossible. Also it is important to remember that we do not have unlimited funds and want to do everything we can to avoid a **special assessment**. So it is impossible to have the removal teams work 24 hours a day seven days a week. A number of you have called or emailed the office to register your dissatisfaction with the snow removal. We welcome these communications because we feel it can make us more in tune with the trouble areas. **There have been a certain number of these calls in which profanity has been used and rudeness displayed. I recognize the need to vent sometimes but I have instructed the staff to not listen to this sort of behavior. They will politely ask for you to refrain from this and if you don't they will end the call. They have the Board's full backing on this.** I appreciate your cooperation in this area.

Our plans are to schedule the annual owners meeting for a date in late March. When actual day has been selected we will post it to our website and send notice via email.

Sincerely, John Winkler