

# GRAND|HAVEN

## ALCOVY MOUNTAIN

### 2023 Annual Report

#### HOA Board has created the following policies:

- Board Ethics Policy
- Investment Policy
- Reimbursement Policy
- Updated Golf Cart Policy

#### HOA Board completed:

- New website [www.GHHA-GA.com](http://www.GHHA-GA.com) to make it easier to share information.
- Took control of the community Facebook group.
- Invested Reserve Funds into CD's with higher interest rates.
- Had the Detention Pond cut twice to maintain the pond.
- Contracted with an Engineering Firm to develop a Reserve Study.
- Found a replacement Pool Company.
- Redesigned the Clubhouse Rental process and forms.

#### Community Volunteers

- Purchased and Installed Haven Room Acoustic Panels.
- Built decks at Bocce Courts to make them more useable and safer.

#### Architeral Control Committee (ACC)

- Modified the Guidelines to be more clear.
- Modified the Request form to make it simpler to use.
- Developed a quick guide to help residents.
- 89 total requests this year, 6 declines, 83 approved

#### Events Committee

- Men's Chili Cookoff
- Spring Fling Pool Opening Party
- Ice Cream Social
- Pizza Party

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- Fall Harvest Party
- Arts and Craft Show
- Christmas Clubhouse Decorating
- Christmas Party

### Facilities

- Replaced clubhouse Internet and phone service to improve speed and lower our costs.
- Started a Preventive Maintenance program on Clubhouse HVAC systems.
- Gate Preventative Maintenance
- Worked with Pool contractor to manage the pool.
- Replaced Clubhouse Fire Alarm phone line with a cellular modem. Improving reliability and saving money.

Submitted by:

Dan Putman  
Hoa Board President