

Foothills of Forest Parks HOA

PMB# 133 ♦ 60 CHELSEA CORNERS ♦ CHELSEA, AL 35043

www.forestparkshoa.com

Spring 2010

Dear Homeowners,

I want to wish everyone a Happy New Year, and if you are new to the neighborhood, welcome to Forest Parks. I hope you enjoy this neighborhood as much as my wife and I enjoy it.

First of all, last year we began a new HOA and it was a pretty good year for the neighborhood. The HOA was able to add a little color to the front entrances by planting some flowers, and we also saved money by doing the work ourselves. We were able to pay the water and electric bill all year, and pay for a landscaper to manage our entrances.

Although we were able to maintain the entrances to a degree, there were other important items on our list that we were unable to achieve due to funding. Some of these items were: insurance on the entrances, replace the broken light fixtures at the entrance, finish buying the improved street signs, and finally one big item we would really like to do is reduce the natural areas by the back entrance and replace them with sod.

Last year we had only a third of the neighborhood supporting the HOA. I understand that times are hard, and paying the full one-hundred and fifty dollars might not be an option for all of the families living in our neighborhood. Your HOA is more than willing to work with you and break the amount down into two to three payments. The fact of the matter is that it is the neighborhood that keeps the HOA alive. Without the support from the neighborhood, your HOA can not function and continue the improvements.

I am on my third year living here, and I have been involved with the HOA for just over two years. Within that time, I have seen the same great people volunteering their time and effort to keep the HOA running, so it can provide a beautiful neighborhood for all of the families in Forest Parks. Out of 124 houses, we only have twelve people sacrificing their time to maintain the quality of our neighborhood. At this time, less than 5% are helping keep this neighborhood up to standards with the other neighborhoods around us.

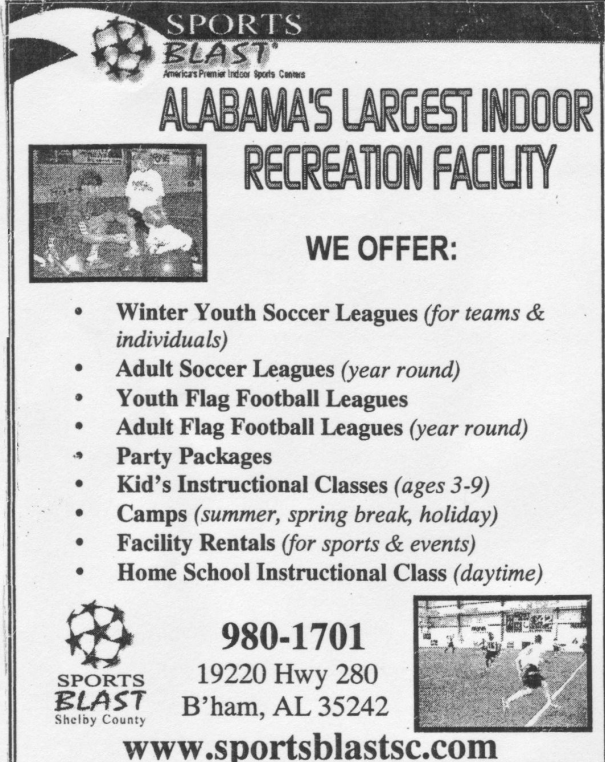
This year, I would love to see more support for the HOA; not only by donating to our non-profit organization, but by also getting involved during work days and attending our meetings. The meetings are there so we can get to know our neighbors and get feedback on what you all would like to see happen in our neighborhood.

Remember, we have a handful of people that sacrifice much of their time to maintain this neighborhood, and it is really sad when you see the turnout at our events after all of the hard work that has gone into making all of the arrangements.

This year I would like to meet all of our goals, but I can't do it without your support and help. I would love to see enough money come in, so not only can we meet our goals, but we can also have a neighborhood "block party." Neighborhoods are supposed to be a fun, safe place for families to live. With your support...we can keep our neighborhood one of those places.

Shawn Brainard

HOA President



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- Home School Instructional Class (daytime)

980-1701
19220 Hwy 280
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The success of our HOA depends on YOU! The annual membership dues are \$150 per household, due by March 1, 2010. Please send your check (payable to **Foothills Of Forest Parks HOA**) to:

Foothills Of Forest Parks HOA
 60 Chelsea Corners PMB 133
 Chelsea , Alabama 35043

Current information, including copies of our Bylaws and the Articles of Incorporation are available at our website, www.forestparkshoa.com!

Your board members:	
Shawn Brainard, President (205-281-7209)	Shawn McGuire
Richard Reece, Vice President	Janet Scott
Todd Shoemaker, Secretary	Mark Shannon
Mary Donaghe, Treasurer	Lisa Wilson
James Byars	

2010 BANKING SUMMARY AND BUDGET

FOOTHILLS OF FOREST PARKS

	Actual	Budgeted	Notes
Beginning Balance	\$2,829.01	16,050.00	
Total income	620.00	16,050.00	
Total expenses	0.00	16,050.00	
Ending Balance	3,449.01	16,050.00	

Income

	Actual	Budgeted	NOTES
Dues	620.00	16,050.00	
Late Fees		0.00	
Prior Year Dues		0.00	
Dues Paid in Advance		0.00	
Proration on Prior Year		0.00	
Newsletter Advertising		0.00	
Bank Reimbursement		0.00	
Total income	620.00	16,050.00	

Expenses

	Actual	Budgeted	NOTES
Administrative	0.00	1,000.00	
Beautification	0.00	4,000.00	
Social	0.00	250.00	
Welcome Committee	0.00	100.00	
Alabama Power	0.00	850.00	
Shelby Co. Commission	0.00	850.00	
Insurance	0.00	500.00	
Legal	0.00	1,000.00	
Insurance deductible reserve	0.00	500.00	
Additional reserves	0.00	0.00	
Bank Debit	0.00	0.00	
Bank Fees	0.00	0.00	
Total	0.00	9,050.00	