



Newsletter

November 2022

P.O. Box 361065 • Strongsville, Ohio 44136 • 440-638-4304

High Point Kid's Christmas Party

❄️ ❄️ *Sunday, December 11* ❄️ ❄️

Residents and grandparents are invited to bring young children and grandchildren to the High Point clubhouse beginning at 2:00 pm on Sunday, December 11 for Holiday Festivities. This event is intended for 10 years old and younger. Our party will go on regardless of weather.

Our entertainment will include a holiday story teller, creative balloon creations for each child to take home, face painting, ornament making and a holiday family photo to take home (3 copies will be provided of each family photo). A parent must accompany any child who attends.

Reservations are not needed to attend. **Mark your calendar now!!!** This event is only open to High Point residents and their children or grandchildren. Activities conclude by 4:00 p.m.

Join us for this wonderful holiday tradition!! **If your kids are older and you would like to help that day with the event, call the Homeowner Hotline 440-638-4304 to volunteer.** Thanks



Annual Meeting January 26



High Point's annual association business meeting will be **Thursday, January 26, 2023 at 8:00 pm** at our clubhouse. Trustees will report on the status of the association and the many projects completed in 2022. Look for details in the January newsletter. A time is set aside for resident questions. All residents are invited to attend.

DUES INCREASE TO \$520

Association dues for 2024 will increase to \$520 per property. **FOR 2023 THEY WILL REMAIN AT \$490.** Our January 2022 newsletter included a 10-year budget projection that showed the dues going to \$520 for 2023, but the trustees held off on the increase because of the economic conditions and record inflation in 2022. A dues increase in 2024 is critical. A ten-year financial projection will be included in the January 2023 newsletter, reflecting the increase. Dues were increased in 2021 to \$490. Payments are due January 1st. Invoices will be sent before the end of the year to each homeowner. Payments received after January 31, 2023 will be assessed late fees. Pool Passes for 2023 (this coming summer) must be ordered when the dues are paid. A 2023 Pool Pass Registration form will be sent with the dues invoice and can be found on our website under the FORMS tab. **We appreciate residents who pay their dues on time.**

Looking for Information – Go To Our Website

Whatever you want to know about High Point, you can find it all on our association website. Available 24/7, this resource is updated regularly. Go to www.hpohio.com and check us out. **You may notice “NEWS FLASH” signs periodically posted around the development directing you to our website tab for NEWS, where you will find important *breaking news* about High Point in the “News Flash” box.**

HOMEOWNER HOTLINE – 440-638-4304

Order Swim Passes With 2023 Dues Payments

Attention residents! Pool pass registration forms for 2023 will be sent with the Dues Invoices. **2023 Pool Pass Registration forms MUST BE RETURNED WITH YOUR DUES PAYMENT BY JANUARY 31.** Passes for 2023 will be distributed according to the pool pass registration forms returned now. Pool pass distribution details will be published in the May newsletter.

IF YOU EVEN THINK YOU MIGHT WANT TO USE THE POOL IN 2023, you should order pool passes now with your dues payment. You have already paid for these in your dues. We know there are many homes for sale in the development. If your home is for sale and sells before or early in the summer, new residents will have the opportunity to get pool passes at that time.

Winter Reminders

Our two retention lakes are NOT safe for activities, including ice skating. These lakes do not freeze and are dangerous. Is your front yard post light on? During the winter it is dark many more hours and light is the best crime deterrent, especially during the holidays when we sometimes have unwanted guests. If you see something that is not right, please call the Police.

HIGH POINT TRUSTEES

Joe Wantz	18506 Brick Mill Run	216-571-1178
Kevin Walter	19267 Westfield Lane	440-465-7954
Ashley Voorhies	17960 Saratoga Trail	440-829-4502
Ken Evans	18399 Yorktown Oval	440-572-3292

Please remember that family members will take messages, but are not always able to answer homeowner questions or respond to concerns. Calls will be returned as soon as possible by trustees.

◆ ◆ DUES COLLECTIONS ◆ ◆

Residents who pay their dues on time year after year are appreciated by association trustees. As an association of 643 homes, dues collection is a huge annual task. These past several years have been very stressful for every homeowners association in the City and ours has been no exception. Despite the challenges, association trustees are pleased to report that dues from all residents have been collected or are in the process of being collected through bankruptcy or foreclosure. We have been very fortunate.

Trustees remind residents that if your family experiences financial difficulties from the loss of a job, medical situation or some other calamity, you can contact the trustees to arrange a plan to work out the payments. When we understand the circumstances (which means contacting trustees before the dues are late), we are able to work around the hardships and difficult times.

DUES FOR 2023 REMAIN AT \$490.00

Dues for 2023 remain at \$490. They were last increased in 2021. Annual dues in High Point were \$270 from 1976 to 2003; \$330 from 2004 to 2015 and increased in 2016 to \$360 per year. In 2020 they were \$390. See additional information in this newsletter regarding future increases of annual dues in 2024. A 10-year budget projection will be included in the January newsletter.

**KID'S HOLIDAY PARTY AT CLUBHOUSE
SUNDAY, DECEMBER 11 AT 2:00 PM**

TRUSTEE POSITIONS AVAILABLE

Three trustee positions expire in January. There are a total of five trustees, each elected for a two-year term. **Ashley Voorhies, Kevin Walter and Joe Wantz** are serving as trustees for a term that ends in January of 2023. Interested candidates should call trustee Ken Evans at 440-572-3292 before December 21 to be included on the January newsletter ballot for the two-year term. High Point, similar to other organizations, is governed by a volunteer trustee board that makes financial and operational decisions regarding functions and day-to-day activities. This requires a significant commitment of time, effort and energy, as it is a working board, throughout the year on the part of those residents who volunteer to serve on the board.



THANKS TO RESIDENTS

This past summer a number of residents again stepped forward to hold a JULY FOURTH PARADE for kids in High Point. A large group came out to celebrate the holiday and participate in the Parade. Many thanks to **Valerie Bakata** who took many photos of the participants that are on our website. As well a huge thanks to the **Strongsville Police Department** that sent a group of officers to escort our parade safely through the development.

Thanks to **Emily McComas** and **Jeff Gadd**, swim team co-presidents, for their volunteer efforts to run the High Point Shark Swim Team. This is always a lot of work and thanks to their leadership many swimmers have a great summer experience participating in the Strongsville Swim League.

Give Kids a Brake

Even in the winter, drivers in High Point need to be aware and careful. Snow mounds and winter road conditions make driving (especially at night) hazardous for kids and pedestrians. While everyone is in a hurry during the holiday season, we ask you to take your time as you drive through High Point and keep your speed within the posted limits. Even in the mornings as kids wait for school buses, we ask that you watch out. As the winter evolves more into the snow season, the snow piles at intersections will hide youngsters who wait for school buses. Please drive carefully and give our kids a brake.

Sign up for High Point email updates

Would you like to know the latest news and announcements about your association? Our website has a link (on our home page) that you can submit your email to receive an email note when we update the website or when there is news posted. Go to our website Home Page www.hpohio.com and click on the link at the bottom to add your name to our notification list.

A Big Thanks for Street Repairs by the City

Association trustees thank the City of Strongsville Administration for the extra work done this summer to repair and replace many streets in our development. This was extra work not anticipated this year that was provided by the City Council and Mayor to not only make our streets look nice, but also improve the curb appeal and value of our homes and community. A significant part of the work was performed by our own Service Department staff and we not only appreciate that, but also the work they do in removing leaves in the fall, plowing snow in the winter, trimming trees on treelawns and painting crosswalks in our development.

Landscape Contractor Challenges

Schonhut Landscaping has completed another demanding spring, summer and fall season. Association trustees recognize the demanding aspects of caring for the common areas throughout our association. A wet spring, grass growing throughout the summer and leaves upon leaves in the fall, made for a tough year. Maintaining our common areas and caring for association grounds is a tough and difficult task and we appreciate the patience of residents as the contractor's crews work hard to care for our grounds. There are many unusual quirks to our common areas, that require extra work and attention. We appreciate their dedication to caring for our common property throughout the association. If you have questions about our landscape program, you can find the detailed maintenance requirements on our website.

SHORT-TERM HOUSING RENTALS

Residents should be aware that the trustees contacted our legal counsel when we were asked about renting homes in High Point for short periods of time. Everyone knows about the AirBNB business that is sweeping the country. **SHORT TERM RENTALS ARE NOT PERMITTED IN HIGH POINT.** Here is why.

Our High Point Covenants & Restrictions provide for a definition of "Living Unit." Article I, Definitions, Section 1(e) defines "Living Unit" to mean and refer to any building or unit that is "... designed and intended for use and occupancy as a residence by a single family." By definition, an owner cannot rent out a room or part of their unit for a weekend or a week, as this would be for transient purposes, such as short-term uses at a hotel. Long-term leases for occupancy as a residence would be allowed.

Obviously, Air BNB's are a business that cannot be run out of the unit, as stated in the Covenants & Restrictions. Since these are deed-restricted, all members of the association are obligated and required to follow these requirements. It is not an option. Alternatively, leasing or renting a home in our development for a longer term is allowed by the Covenants & Restrictions. There is a distinction between short-term and long-term, according to our legal counsel.

Our Declaration is allowed to be more strict than the local ordinances, so prohibiting temporary home occupations is acceptable even where the city says it is ok. A "home occupation" has been defined by the courts. The idea of this protection is to prevent an impact on the residential character of the neighborhood. Customers coming to occupy a house on a transient or temporary basis will disrupt the residential character of the association, and are not allowed. Because the short-term occupancy of a living unit would constitute operating as a business (such as a hotel), our counsel has advised that this type of activity would be prohibited. Information from counsel is that using a home in High Point to offer AirBNB is not an acceptable home occupation. If you have questions, please contact a trustee.

Facebook Page Confusion

Association trustees are aware that there is a High Point Facebook page, but it is not an official communication channel for High Point. This Facebook page was started many years ago by the High Point Sharks Swim Team to communicate with swim team parents. It is not monitored or managed by the association. We apologize if residents thought this was an official association administered by trustees. Our website is the official communication vehicle for High Point. If you need to contact a trustee, use the Homeowner Hotline or information in this newsletter.

Pool Update – Plan Changed

Since leaks in the pool basin PVC pipes delayed the opening of the pool back in 2017 and 2018, Association trustees have worked to actively plan a pool replacement as quickly as possible. In 2019 the trustees went out to bid for construction of a replacement pool and solicited 10 firms for a quote for a project in the fall of 2019. For a number of reasons, only one firm submitted a bid. At the time, it seemed like a high bid. That was before the pandemic changed everything.

Construction costs have soared and the number of pool contractors in NE Ohio has been even further reduced. This past summer, the trustees again solicited bids from 12 commercial pool contractors for construction of a pool in 2025-2026. Meetings with a number of firms helped the trustees realize that our pool design was favored by those we met with. Unfortunately, none of the firms solicited were willing to bid on a project more than one year in the future.

RESIDENT MEETINGS

Two open meetings were held for residents to update them. One was in the spring before we opened for the summer and the other after we closed. We asked residents for ideas of what they wanted to see in a new pool and those attending expressed general satisfaction with the pool design we have now. Trustees discussed the strategy to solicit contractors in the summer of 2022 for the planned replacement construction in 2025-26.

At the second resident meeting after Labor Day, the trustees discussed an alternative plan. Based on the pool not having any leaks in 2019, 2020, 2021 and 2022, the trustees suggested a new strategy for a replacement pool, and a plan to renovate the current pool to make it last beyond the announced 2025-26 replacement project. It should be noted that residents at both meetings were clear in their belief that amenities like our clubhouse, pool, tennis courts and playground area all have a significant positive impact on the value of homes in our community and are an important asset. Keeping the pool was a priority for the attending residents.

As the pandemic has wreaked havoc on many things, including the number of pool contractors and the cost of labor and materials, the 2025-26 project had challenges. One construction bid was obtained in 2019 when we went out to bid for a quick turn. Based on those projected costs, trustees had a plan, but the escalation of construction costs put the 2026 project out of reach. With contractor solicitations this summer resulting in no bids, the trustees began to work on an alternative approach. As the trustees reported on the situation, residents at the second meeting supported the plan to renovate and repair the existing pool.

POOL RENOVATIONS UNDERWAY

Association trustees explained the plan to move ahead with a national engineering firm to draw up plans and specifications for a new pool, based on our current layout. This would help with the bid process in the future. Construction of a replacement pool would now be delayed to at least 2029-30. In the meantime, repairs to the current pool surface would be done to make visits to the pool more enjoyable for residents who have complained about the rough bottom surface. Pool surface materials do deteriorate over time and our pool surface, first replaced in 2008, needed attention. In preparation for that work, the interior of the pool was power-washed to remove black stains on the underwater surface. While not a full replacement of the surface, over 800 square feet of the pool surface was refinished. This should extend the life of the pool 5-8 years and allow for time to build up additional reserves to build a replacement pool.

Other work in process or completed includes power-washing the pool deck, filling in holes and broken surface areas in the deck, repairing broken or missing tiles from around **(continued)**

Pool Update Continued

the pool, adding a French drain for the deck across from the slide, and adding/replacing sand in the sand filters in the pump room. All of this comes at a cost, but the trustees have calculated this as the most credible strategy to maintain the pool and work towards eventual replacement.

In the meantime, the annual operating budget will continue to have a line item for pool repair in case there are leaks or other issues that require immediate attention.

FUTURE PLANS

Association trustees are moving forward to have engineering plans prepared for a new pool that will be the same footprint as the current pool. A new revised 10-year budget projection will be presented in the January 2023 newsletter. As a result, there will be significant changes from our projection this past January. We will still budget for any repairs that might be required if there are any future leaks, but trustees hope that will not be necessary.

Why the change? Association trustees can only know what they know, with the help of experts in the pool business. Without knowing what caused breaks in the underground PVC piping for several years, and why those leaks stopped, trustees can only deal with the facts and right now it appears that the cause of the broken pipes has resolved for some unknown reason and the pool has been holding water for four years. We will be prepared in case leaks happen, but we have engaged repairs and renovations that will help the pool last for a number of years as we continue to work towards replacement in the future.

Trailer Storage in High Point

Many residents own campers, recreational vehicles, boats and trailers. These must be stored in your garage or away from your home, not in your driveway. Owners are required to observe the Covenants and Restrictions which prohibit storage in the driveway. Please use good judgment when doing recreational vehicle or boat cleaning or vacation preparation at your home and limit these activities to one week or less and please don't block the sidewalks. Thank you.

Family Movie Nights a Success

There were 2 Family Movie Nights on Fridays this past summer and both were well attended. Families came and relaxed on the deck or in the pool to watch the movies on the 16- foot screen. Look for more movie nights next summer.

◆ ◆ ◆ Tennis Courts Are Locked ◆ ◆ ◆

Residents need a key to use the tennis courts. This same key has been used for many years. It is stamped "TC." If you need a key, call the Homeowner Hotline to request a key. Trustees apologize that vandals keep jamming the lock, so the key will not work. It is a constant effort to keep the lock working because a locksmith has to be called to repair the lock.

Do your trees hang low?

All around our association people love to walk. Trustees get calls from many walkers about trees that hang low over sidewalks and bushes that grow over the sidewalk. Take a look in front of your house. Do you need to perform some trimming at your home? Do your trees hang low over the sidewalk? Are bushes growing into the walking area on the sidewalk? Your neighbors would appreciate your help in trimming them up so they are not in the way. Thank you

How Can I Rent the Clubhouse?

Homeowners may rent our clubhouse for private parties and events. Many dates for the summer of 2023 have already been booked. Residents can look up available dates by visiting our website and looking at the rental calendar. To check availability, go to our website and click the “clubhouse rentals” tab. Due to heavy rental activity, we suggest you reserve dates well in advance, but you can also check on short notice when you might need to use the clubhouse at the last minute. Call the Homeowner Hotline, 440-638-4304, and leave a message. It helps to have several dates in mind when calling. Your call about a rental date will be returned within a few days. Clubhouse rentals are a privilege reserved for High Point residents only and not friends, relatives or the general public. Activities are limited to family entertainment and recreation, unless otherwise approved by the trustees in advance. **Capacity is 120 people,**

Non-Summer Rentals

All rentals for non-summer months (when the pool is closed from Labor Day to Memorial Day each year) are \$125 per day. Our clubhouse is available for rent weekends, weekdays and weeknights for events. We always suggest booking as far in advance as possible.

Summer Rentals

POOL RENTALS during summer months may begin **after as 5:00 p.m.** for any Friday, Saturday or Sunday evening, but must share the pool with residents during homeowner hours. Parties that end by 9:00 p.m. on Friday or Saturday evenings are charged \$125 for the rental, which includes the cost of lifeguards and shared time with residents. Parties on Sunday evenings that end by 8:00 pm also only pay \$125. Parties may go two hours beyond the normal closing, which provides two hours of private pool time, and the rental cost is then \$250. All rentals must end when the pool closes and cleanup must be done immediately. (Note: Summer rentals using the pool may not begin until after 5:00 p.m. due to the heavy bather load between the hours of noon and 5:00 p.m. Allowing private rentals during the afternoon hours would compromise safety for swimmers and that is the highest priority for association trustees and lifeguards.)

NON-POOL RENTAL fee is \$125 (anniversaries, baby or wedding showers, retirements, etc.) and may begin any time during the day. Residents who rent as a Non-pool rental may not use the pool for their guests, even after 5:00 p.m. Any use of the pool for a Non-Pool Rental violates the rental contract and can result in forfeiture of security deposit, as it is a safety issue.

For Your Sledding Safety

Sledding is not allowed on association property. Our association is fortunate that Southwest General Health Center allows sledding on the mounds that buffer our development. Sledding is allowed on the slope facing the health center (not on the High Point side of the mound where trees were planted). This is a large area that can accommodate a large number of people. **As with any activity of this type, parents should be present with participants under 12. Please note those going to this area should NOT use the yards to cut through to the mound.** Ample parking is available beside the Southwest General Health Center. **Please do not park in reserved staff locations.** We appreciate this generous arrangement by SWGHC.

Snow, Snow, Snow

Snow season is upon us. Here are two important reminders. **DO** shovel your sidewalks so students who walk to the bus and residents who walk can get where they need to go. If you live on a corner, make sure sidewalks are open for students to get their bus. Our city does require sidewalks be cleared within 24 hours of a snowfall. **DON'T** push snow from your driveway into the street. This is dangerous for drivers and creates problems for city snowplow crews. Thanks

When a Tree Dies in the Common Area

Our development has many acres of common area and much of that is wooded. Original owners will remember they paid a premium price to back up to the wooded common areas. When High Point was designed back in the 1960's, common areas ran throughout the development. Many of the wooded areas were planned without an access point and so the practice has been to continue these areas as natural wooded space. When a tree dies it is felled in that wooded area and left to decay as if it had fallen naturally. Between the issue of no access and the cost to remove dead trees, it is impossible to maintain wooded areas in any other manner.

In the recreation spaces and in some area between homes, the original developer and builders placed trees in common areas to help sell homes. Over the years some of these have died and back in the 1980's unsuccessful attempts were made to replace trees, but they often died due to lack of care and basic watering. Since that time, the ongoing practice is not to replace trees when they die. Dead trees are cut as close to the ground as possible and the stump remains. Although some residents asked to replace trees in the common area, it was found that resident or subsequent owners did not care for the trees and in addition to being a landscaper's challenge to cut around them, when they died, they become the expense of the association to take down or remove. Especially in an aging development, trees have grown and large trees are very expensive to take down. For the past several years, the cost for tree cutting has been substantial and well over \$30,000 per year.

About Political Signs in High Point

A number of calls were received on the Homeowner Hotline asking about political signs in the development. While the Covenants and Restrictions prohibit signs, both the US Supreme and Ohio Supreme Courts determined political signs are protected under the First Amendment. Therefore, the C&R and City ordinances are overruled, and political signs must be allowed to be displayed. We ask residents to use good judgement in the language on signs as many young children live in High Point.

Wooded Areas & Common Grounds

Greenbelt areas benefit all residents and are maintained in a natural state. **Residents may not dispose of landscape debris, trash, leaves or junk in common areas.** Homeowners are NOT permitted to clear greenbelt areas or cut down trees. **Weapons may not be discharged in the city, including common areas.** Paintball guns and BB guns are illegal and violators are subject to arrest. Common areas are NOT places to build forts, treehouses or fire pits, position swing sets or cut down trees. Report damage to these areas by calling the Homeowner Hotline.

For Pet Owners

Year after year our number one complaint on the Homeowner Hotline is about pets. Especially since the pandemic, people have been home more and walking dogs. Residents calling the Hotline complain about people who walk their dogs and don't clean up after their pets. We all understand it is not the fault of the dog. Inconsiderate residents should be embarrassed leaving poop behind from their pets. Our city requires owners to pick up after their pets. Persistent violators can be cited under city ordinance. Association trustees ask pet owners to use common sense. Dogs, especially when in the recreation and playground area where small children play, should always be on a leash and never running free. We also get calls about cats freely roaming the neighborhoods. People complain about this just as often because they find dead birds killed by cats on the prowl. Please be considerate of neighbors.

ABOUT FENCES AND SHEDS IN HIGH POINT

Calls are received periodically about fences and sheds in High Point. These are **NOT** permitted by the Covenants and Restrictions. There are several built prior to 1990, when the developer had control and had the authority to permit them. Trustees do not have any authority, and have a legal responsibility to uphold and enforce the Covenants and Restrictions and do not search for violators, but must investigate reported complaints. Any change to the C&R requires a vote of 90% of the residents (579 of 643).

Article VI, Section 2 of the Covenants and Restrictions (amended in 1986) says in part, “... **No building, fence, wall or other structure shall be commenced, erected or maintained upon the Properties, except by the developer, or its authorized builder, building company, or other person, firm or entity.**” This statement has been interpreted by the Cuyahoga County Common Pleas Court to mean that fences and sheds in High Point are prohibited. Trustees are obliged to enforce this restriction in a uniform manner. Homeowners who violate Covenants and Restrictions, including the above, should expect the trustees to pursue the matter as necessary, including taking legal action against violations. Civil litigation is a slow process, as well as time consuming and expensive. We appreciate High Point residents who observe the requirements.

Planning to Add or Renovate? What to do?

High Point residents are governed by Covenants & Restrictions. If you plan to remodel your home's exterior or build an addition to your home, it is necessary to contact the association. An Architectural Review form must be completed and submitted with plans or drawings to the trustees for approval. Forms are available on our website (see tab “Forms”) or by calling the Homeowner Hotline.

This is in addition to submitting plans for a building permit to the City. Allow time for trustees to review and return approval. Our Covenants & Restrictions do require this step.

NO FISHING IN RETENTION LAKES

“No Fishing” signs are posted at our two retention lakes. There have always been “no fishing” signs at both lakes, but over the years they were stolen, vandalized or became unreadable. Our lakes were designed for holding runoff water and the banks are steep and dangerous. So fishing was never allowed. With COVID people have been home more than ever in the past and fishing became very popular. There were even boats brought in to fish.

Last year our new insurance carrier sent an agent to review our property and that day there was a boat on the High Point Club lake. Association trustees were surprised when we were informed that our general liability insurance premium would increase by almost \$5,000 because we allowed fishing in dangerous ponds. That agent reported not only the boat, but also a lack of readable signs prohibiting fishing. In order to prevent that increase in our insurance cost, signs were ordered and installed. We discovered quickly from complaints that not only were residents fishing, but also many people from outside our development, and even outside our county. Your cooperation in observing the fishing prohibition in our retention lakes is appreciated.

Please Do NOT Feed the Geese

While geese may be federally protected, residents living near the retention lakes can tell you the geese are a huge problem in our development, and throughout the city. People who think they are helping by feeding the geese have it backwards. According to Ohio Department of Natural Resources, food that people provide does not help the geese. Unfortunately, when geese are fed, they come back over and over to that location. Over the years trustees have spent thousands of dollars on various methods to deter geese and found that none work when people feed the geese. Please do NOT feed the geese.

High Point Homeowners Association

P.O. Box 361065 --- Strongsville, Ohio 44136



FIRST CLASS



HIGH POINT NEWSLETTER

www.hpohio.com

Next Newsletter in January

Our last newsletter came out in May and our next newsletter is early January. With our website, we publish only three newsletters a year. Invoices for association dues for 2023 (your annual **\$490.00** assessment) will be sent to homeowners before the end of December. Both the 2023 Dues Invoice and 2023 Pool Pass Registration Form can also be found under the "Forms" tab at www.hpohio.com. Our Annual Meeting is Thursday, January 26 at 8:00 pm.

2023 Clubhouse Rentals Booking Now

Our website calendar for Clubhouse rentals is up to date. You will find many 2023 dates already booked. If you have a graduation, anniversary, shower, wedding reception or other event, we suggest you reserve your date as early as possible to get your choice. Check the website and call the Homeowner Hotline (440-638-4304) to make your reservation.

Clubhouse rentals without pool use or ending when pool closes are still \$125. Summer rentals using the pool *may not start until 5:00 pm and share the pool with residents*. Two private hours may be added for an additional \$125 (\$250 total). See complete information in this newsletter.

High Point Kid's Christmas

Our Holiday Party for resident children and grandchildren will be Sunday, December 11 at the clubhouse beginning at 2:00 pm. See additional information in this newsletter.

*Season's Greetings and Best Wishes for a Safe and Healthy New Year
from Association Trustees!!!*