



BOARD MEETING MINUTES

September 28, 2020

The meeting was called to order at 7:02 pm by Board President John Black.

Board members present: John Black, Jeremy McMullen (via phone), Brianna Davie, Bruce Jordan and Aaron Wallace.

Board member(s) absent: None.

The minutes of August 31, 2020, were presented for approval. Bruce Jordan moved to approve the minutes as submitted and Aaron Wallace seconded the motion and the motion passed unanimously.

The Financial Reports were presented.

The siding installation was discussed. Following some discussion, Aaron Wallace moved to approve the expenditure of \$5,000 for treated plywood and paint to begin replacing rotten wood throughout the property due to the repeated permitting issues to begin the vinyl siding installation and to utilize general laborers to do the replacement. Jeremy McMullen requested a quote for materials be provided. Brianna Davie seconded the motion and the motion passed 4-0 with Jeremy McMullen abstaining.

Gutter repairs was discussed. Following some discussion, Bruce Jordan moved delay gutter cleaning until additional bids are received to include gutter repair/replacement in addition to cleaning. Aaron Wallace seconded the motion, and the motion passed unanimously.

The tenants dog issue of Unit 2018 was again discussed, no further action is needed at this time because the animal appears to have been removed.

The possibility of the Clubhouse being utilized as a polling station was discussed. No additional information was provided from County officials so no action was necessary.

Tree trimming in from of Unit 2014/2016 was discussed. John reported that the owner of Unit 2014 was concerned regarding some low hanging branches that repeatedly had limbs breaking off causing damage to his truck that needed immediate action to address. No official action was as John reported that he was working on a plan to address the issue.

A proxy only Annual Meeting Proposal was presented for consideration. Following some discussion, Bruce Jordan moved to approve the Proxy Only Annual Meeting outline as presented. Brianna Davie seconded the motion and the motion passed unanimously (the proposal was amended via email concurrence on Saturday, October 24, 2020).

The meeting adjourned at 7:38 pm.

Board Meeting Minutes Approved as submitted October 26, 2020.

Brianna Davie, Secretary