Cherry Branch HOA Meeting Minutes

November 3, 2026

Present: Lee Miller (president), Shannon Brenneman (vice president), Kathy Stalls (secretary), Joanne Radicella (treasurer – Non board member), Eric Vannortwick, Mackenzie Thurau (Clubhouse manager – non board member)

Absent: Josh Langley (Pool Manager)

- A1 safety came out to assist with having property ready for Fire Safety Inspection
- Eric will take over the community sign.
- Swing set must have railroad ties and rubber mulch. HOA board will be taking care of this.
- Discussions still being had and estimates obtained for Beach access drainage issues and plumbing work that needs to be completed at clubhouse and pool.
- Kathy will reach out to Tim with Pool maintenance company to request off season contract and new contract for in season.
- A motion was made to increase dues by up to 5% for 2027. Will plan to vote at next scheduled meeting.
- Discussion held concerning combining all covenants and having homeowners vote in the Spring. Further discussion at next scheduled meeting.
- Homeowner of 107 Dolphin has been in contact with Lee Miller and states property should be cleaned up by end of this week.
- Plan to send out letters to 202 Jacqueline and 204 Jacqueline for unkept property.
- Discussion to place new cameras on hold for now but would like to have in place by 2027 pool season.
- Highway cleanup rescheduled for November 14, 2026
- Pool Deck cleanup by HOA board scheduled for November 22, 2026