

Greenbrier Corporate Board Meeting Minutes

Date: September 3, 2025

Time: 2:00 pm

Place: Greenbrier Pool

Corporate Board Members: Quorum was had

Agenda: Resurfacing Inside Of Pool

President: called Meeting to order at 2:10 pm

Secretary:

Mace read the minutes for Barbara

The minutes were accepted as presented.

Treasury Report:

Fausto reported that Seacrest has not got their books straightened out for the pool. The Seacrest report on July 31, 2025 showed we had 92,000. He does not think we have that much as the 53,000 in still posted for road repairs and 0 for Pool Reserves. Fausto said, money is just earmarked the wrong way. There was a lot of discussion about Greenbrier Corporate's finances. Patricia and Fausto will go to the Accounting Department of Seacrest set down with Shanua to get this all straightened out.

New Business:

Resurfacing Inside of the Pool.

Patricia wants to take Tidal Wave Pool's estimate of 51,800.00. As it covers everything needed plus Permits, as it is much cheaper than Mako Pool's Inc at 64,646.00. Mako's does not cover permits, handrails and ladder. The time limit for pool permits takes at least 90 days. Fausto wants to wait until next year To start the work.

Mace made a motion to accept Tidal Wave Pool's Estimate of 51, 800 work to be done Spring of 2026. Tina seconded the motion. A unanimous vote from Board Members and all owners present at the meeting passed motion.

Fausto asked Jeff if he could get a contract from Tidal Wave Pools, and a payment schedule and deposit amount Jeff said that he could. Once we get a contract and sign it let him know the work will be in Spring 2026, also that it will be a few days to get his check. This was approved as well.

POOL WILL BE CLOSED 3 WEEKS FOR REPAIRS

Steve asked about Camera's Fausto replied to this. UCO had 2 Cameras installed in Greenbrier one on Corporate Board and one at the end of Greenbrier C. Neither Corporate or Greenbrier condos paid for these. The two cameras are facing the old golf course. Reasons for having them installed were people breaking into cars or getting into unlocked cars in the Greenbrier Parking lots. A Wallet was taken from one of the cars. Eva asked if anyone had broken into any of our Condos. The answer was no. Ring Cameras can be installed on your door facing but the facing is community property so you need to get approval by the board before installing them.

Old Business:

Steve asks about the birds nest in the umbrellas at the pool. Stephanie told him that she had contacted Jeff and they had taken care of that. The birds are active and cannot be moved now.

Steve also said that we should not forget about the chairs and umbrellas.

The next meeting will be held in December to be determined.

Meeting Adjourned at 3:05pm

Respectfully submitted, Barbara Foote, Secretary

9/3/25 Meeting re Pool

1	Ann Brownstein	408 B
2	Stephanie Rose	211 B
3	Steve Wagmeister	312 A
4	Verifela Komalukki	109 B
5	Marie Gzwell	410 B
6	Jane Shpol	201 C
7	Era Howell	410 C
8	Patricia Caputo	404 A
9	Franco FABBRO	405 A
10	Joe Tadoude	208-18
11	Kenneth Pitter	107 A
12	Ellen Galski	401 B
13	Jan Wright	106 A
14	Macell Greenfield	208 C
15	Tina Coppola	108 C
16	Sandra Roche	413
17	Feyla Ostrop	307 307 B
18	Dot McAleer	114