

HOBBITS GLEN
BOARD OF DIRECTORS MEETING MINUTES
August 14, 2025

Board members present:

Michael Walsh
Edna Sperling
Dave Jones
Jan Phillips
Garrett Sowell

Absent:

Patty Brasfield
Robby Cowan
Austin Cowan
Doug Tabb

Present from FMRG:

Kim Jones
Court Satterfield

- I. Call to order – Michael called the meeting to order at 5:32pm.
- II. Open Forum- N/A
- III. Approval of the Minutes from July 10, 2025 – Mike made a motion to approve the minutes, as written, and Garrett seconded the motion. Motion carried.
- IV. Reports
 - a. Financials- July 2025- reviewed by Kim.
 - b. Management-
 - i. Winged Foot building work- Rotten wood replacement and painting has started. There was discussion of paint colors but the BOD concluded to keep the bldg the same color. Edna made a comment about the new garbage can gate style and how there are gaps. Mgmt will check w/ Davy on a solution.
 - ii. TV in Clubhouse-the board discussed where to put the tv in the clubhouse and they decided on the wall across from the fireplace.
 - c. Grounds-
 - i. Edna talked to Lynda Garrett about her dead bushes and a tree that looks sick.
 - ii. Kim and Edna are walking with Clay next week to identify the dead shrubbery and flower beds that need to be replaced.
 - iii. There is planned tree work this fall to clean up trees throughout the

community.

- iv. Edna mentioned all the front faucets need to be checked for drips and be repaired in 2026. This will be added as a 2026 budget item.
- v. MLGW lights still out. Mgmt will check in with MLGW again.

V. Unfinished Business-

- a. Controlled Access for Pool & Tennis Gates- Kim spoke with Bo Higgins of Higgins Electric and he has a friend who does these controlled access systems, and they are getting a bid. Kerry also has a company that she has worked with in the past that will also send a proposal.
- b. Fire Hydrants- Kim spoke with the city and the city has hired a company to flush all fire hydrants in Germantown (even private streets). This is for this year only. After this year it goes back to the private neighborhoods handling their own. Once this is complete the hydrants will be painted.

VI. New Business-

- a. Jan mentioned fencing in the basketball court and turning into a dog park. There was discussion among the board about this topic. Dave mentioned the liability and additional insurance that may be needed. Garrett mentioned making it a playground for children. The board decided to table this till September when more board members are present.

- VII. Adjournment- Mike made a motion to adjourn at 6:09pm and Garrett seconded. Next meeting date, September 11, 2025.