


HOBBITS GLEN  
BOARD OF DIRECTORS MEETING MINUTES  
March 12, 2026

Board Members Present:

Mike Walsh  
Austin Cowan  
Garrett Sowell  
Edna Sperling  
Dave Jones  
Patty Brasfield  
Alicia Miller

Board Members Absent:

Robby Cowan  
Catherine Watson

- I. Call to order – Mike called the meeting to order at 5:33pm
- II. Open Forum-
- III. Approval of the Minutes from February 2026 – Garrett made a motion to approve the minutes and Edna seconded the motion. Motion carried.
- IV. Reports
  - a. Financials- February 2026- Court reviewed the financials. As of March 10th, the special assessment account balance is \$44,491.83. We have received 3 more full payments. The 1700 Fiddlers Elbow building work is scheduled to begin April 6<sup>th</sup>.
  - b. Management-
    - i. Kim requested approval to replace concrete between 1731 and 1727 HG at a cost of \$3,655.00 from BHS Concrete. BHS has worked on the property for many years and has a proven record of reliable and high-quality workmanship. The Board asked Mgmt. to get a 2<sup>nd</sup> bid for the work.  

    - iii. Homeowner Directory- Some homeowners still request a directory be published. The Board instructed Kim to send an email out to the homeowners requesting permission to publish their information.
    - iv. Rules & Regulations- A draft was reviewed and will be finalized at April's meeting.
  - c. Grounds- Edna- no report

V. Unfinished Business-

- a. Tabb Tennis Court sign- Kim to finalize sign and schedule dedication.
- b. Fire hydrants flush- Mike asked when the hydrants are scheduled to be flushed.
- c. Austin reported mud from gutters at 1728 HG, and 4-5 other areas needs attention.
- d. Kim notified the Board that the gutters at clubhouse are scheduled to be replaced in the next few months.

VI. New Business-

a. Election of 2026-2027 Officers

- i. President- Mike Walsh- Edna nominated and Patty seconded. All in favor.
- ii. Vice-President-Austin Cowan-Mike nominated and Dave seconded. All in favor.
- iii. Secretary—Austin Cowan -Garrett nominated and Alicia seconded. All in favor.
- iv. Treasurer-Garrett Sowell- Dave nominated and Austin seconded. All in favor.

VII. Adjournment- Dave made a motion to adjourn at 6:44 pm, and Austin seconded the motion. Next meeting April 9, 2026.