

Hollybrook Condo Association Board Meeting Minutes
7/24/23

The meeting was called to order at 7:01 pm.

In attendance were Chris Stansbury, Allie Vella, Todd Rucker, Kim Corbett, Jim Batten, Sara Zini, Joyce Burynski, Lucy Kelly, Sandra Crawford, Elissa Linke, and Debbie Hamill.

Minutes and Financials

- The minutes were board corrected and posted on the website.
- The financials were distributed and approved.

Business

- Jim Batten outside faucet has been repaired
 - Plumbing bill submitted and approved
- Pat Scherzer resigned from the board
- Chris Stansbury was voted back as President
- Pat removed Kim Corbett from the board, Kim is back on the board
 - Kim was never officially voted off
- Kim is a foster parent- paid by the state of North Carolina
 - Assumptions have been made by community members that he is a renter
 - Kim and board members will be looking into the legality of the situation
- Jose Gutter sweep cost is going up from \$385 to \$500
 - We will need to look into a more in depth cleaning
 - Jim to get quotes for Gutter cleaning
- Tree behind unit 94 is leaning. Looking into this to see if it is on Hollybrook vs Biltmore property
- HOA Dues option to be paid using Zelle
 - This was declined by the treasurer
 - If there are any community members who would like to volunteer as Treasurer we can make adjustments to our payment options
 - To be clear, this would not change the current system of payment- this would just add other options for those having trouble paying dues on time
- Kims condo flooded. Issue not resolved. Voted for ServPro to come approved.
 - Need to get quotes on repair for flooding
- Unit 75 has overgrown tree and shrubs
 - Kim to take care of on landscaping committee
- How often are bushes trimmed?
 - To be found out

Pending Business

- Steps behind 62 and 64 still need new bids
 - Pending
- Unit 12 chimney repair
 - Pending- Richard to complete
- Asphalt patching to be done
- Concrete patching to be done
 - Unit 72 Pending
- Walkaround letters again
 - To get details from walk around and follow up information to be sent out to individuals for individual repair

Completed Business

- Unit 34 privacy fence redesign approved
- Building 5 trash enclosure repaired
- Building 4 trash enclosure to be expanded

Next meeting date is Monday September 18th at 7pm.

If any community members feel the need for an additional meeting, please reach out to the board to discuss.

Meeting adjourned at 7:52 pm.