# Brawley Farms HOA

# Meeting Minutes

4/14/2013

6:00PM

Type of Meeting: Board Meeting

Location: Clubhouse

Meeting Facilitator: Alicia Thompson

The meeting was called to order at 6:04 p.m.

Roll call:

* Board Members: Alicia Thompson, Rashida Gittens, Lakisha Allen (conference call)
* Board Member Absent: Deborah Carson
* Open to homeowners: if present-.Fred Updike

Executive Session

1. Reports

The president gave the financial update for the quarterly report. The amount for the quarterly report is $27841.00. The reserve account balance is $3000.05.

Arc Report- **The request for 9625 Rothman Lane fence has been approved.**

1. Maintenance

* The clubhouse has been painted, the ceiling fans have been updated, the fire box has been installed per fire inspection, light bulbs have been changed, and smoke detectors have been changed. Other maintenance requests completed included changing the filters, updating the exit signs, cleaning the Storage room, and updating the bathroom lights. Exercise equipment that was damaged has been removed. The locks to the clubhouse were changed to keypads.

1. Old & New Business

* Loan: The loan from the bank is pending. The HOA’s Bank Accountant is assisting with the loan process. A meeting is scheduled for April 18th.
* Lawsuit Update versus Kuester and Rossabi & Black Attorney-Kuester has re-filed in Superior Court.
* New Grant: Application deadline for a new grant submittal is June 15th.
* The HOA will need ideas and quotes for the new grant application. Some ideas that have been submitted already include 2 decorative lights at the entrance of Bristol, marquee-signs, 2 decorative lights in Crossley (pre-lighting for Deluca in order to install more lights), community garden in Brawley and Bristol, foliage in Bristol from playground and entrance, poop and scoop, Slow Watch for Kids, Neighborhood under surveillance, crime statistics,
* The City of Charlotte has accepted streets in Crossely Village on April 2,2013.
* Multi-Way Stop Petition: The Board of Directors vote 3-0 in favor of the multi-way stops at Bradstreet and Deluca along with Shiny Meadow and Donet Terrace. This information will be forwarded to Chip Gallup.
* Pool and Clubhouse rental agreements were discussed. Clarification from the HOA’s attorney is needed on terms before the information in question is communicated to homeowners. The HOA will establish times for distribution of pool passes. The pool will open on May 25, 2013.
* Fred Updike was introduced to the Board of Directors. Mr. Updike was appointed as a Volunteer to assist with Violations. Mr. Updike will help oversee violations. Priorities for the violations include grass, parking on the grass, trash cans, yard signs, and garbage in the yards.

1. Questions & Answers
2. Adjournment

The meeting was adjourned at 6:56 p.m.