

## Clearbrooke Townhouse Condominiums

### Board Of Directors Meeting

November 6, 2023

#### I. Call To Order

**Meeting Called to Order:** 7:04 by Peggy

**Certify Quorum of the Board:** Quorum Established (Present BOD: Donna, Peggy, Steve)

**Ameri-Tech:** Angela

**Homeowners (signed in):** Various

#### II. Home Owner Comments

- 1889 has a sprinkler head which is broken.
  - i. Will be fixed and new sod replaced.

#### III. Old Business

- Roof Leak Repairs
  - i. 1840,1889,1896 waiting on to be scheduled.
- Termite Treatment
  - i. 1886 broke water shut off, They also need to push back dirt and clean up. They need to put back on down spout. They also stepped on the carport and bent the car port roof.
  - ii. We got charged for people not prepping correctly, we will be allocating the charge to the home owner.
- Pool Camera
  - i. Camera is now fixed and working.
- Gutters, New and Cleaning
  - i. Issue getting ahold of Allan we will be looking to get with a new company.
- Stucco Repairs
  - i. Will start on the 20<sup>th</sup> of November.
  - ii. 1882 waiting on a start date.
  - iii. 1859 having a mold test where her stucco was repaired.

#### IV. New Business

- Repair & Maintenance
  - i. Replace wood in carport Conner will be taking care of this, various units.
  - ii. Dog Park has flees will ask landscaper to spray.
  - iii. Pool Deck refinishing 11/9-11/14
- Violation Discussion
  - i.

- **Next Board meeting**- December 11<sup>th</sup> @6pm
- **Adjourn Meeting**- 7:43 by Donna.