

Clearbrooke Townhouse Condominiums

Board Of Directors Meeting

August 7, 2023

I. Call To Order

Meeting Called to Order: 6:38 by Donna Kemp

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

Ameri-Tech: Angela

Homeowners (signed in): Various

II. Home Owner Comments

- Large breed dogs explained rules and emotional support dogs.

III. Old Business

- **Roof Leak Update**- 1889-1866, 1874-1840 need redo, 1896 needs to be done. \$7k for shed and repairs.
- **Termites Treatment**- Scheduled for October.
- **Pool Camera**- Repair #1
- **1811 Renter**- Shot record needed.
- **Wind Mitigation**- 1810-1816 will be done this week.
- **Lawn Service, Tree Branch Removal**- 1845 tree trim not complete & 1855 tree leaning.
- **1834**- \$9,400 approved
- **1816**- Waiting on 2nd inspection.
- **1873**- \$500 approved.
- **1845**- Ants all over property.

IV. New Business

- **Repair & Maintenance**
 - i. Gutters 35-33-37 to be done and approved.
 - ii. Lamp Post Lights- to be done 1801 and 1818.
 - iii. Round about take out and repair, need to get bill.
- **Violation**
 - i. 1843 Letter for toys in front
 - ii. 1819 fining committee taking place august 22nd
- **Landscaping Proposals**
 - i. Waiting on getting 3 proposals.
- **Adjourn Meeting**- 7:41pm