

BR Madison Home Owner's Association
Board of Directors Meeting
July 24, 2019 17:00 at the Ashburn Library

Jennifer Deming – President
Kathy Davidson – Vice President
Keith Grayshon – Secretary
Chip Shubargo – Treasurer
David Green – Member at Large
Lisa Cornaire – Spectrum Property Management LLC

Call to order at 17:03 by Jennifer Deming

Also in attendance were 3 home owners
Shelly Huss
David White
Barbara Metz

The meeting minutes from last November were discussed, Jennifer motioned to accept them, Chip seconded.

The February meeting minutes were also discussed, Chip motioned to accept and Jennifer seconded.

There was a discussion from one of the home owners about trees that were cut down on her property, there is not very much the HOA can do about this as it falls outside of their jurisdiction.

With the large number of properties being sold a question was raised about the information that new home owners receive, Lisa explained the process.

The 2018 Audit performed by Beck & Company discussed and accepted, motioned by Kathy Davidson and second by Jennifer.

Under new business the tree removal quote was discussed and accepted, motion by Kathy, seconded by Jennifer.

Lisa was to investigate the removal of a tree sapling sticking out of the storm drain by the ditch.

Also discussed was the inspection of street lights/light poles at the next walk about scheduled for October. A note relating to this fact and suggesting the use of soft whites lamps would be included in the next newsletter in postcard form.

Lisa informed the Board of the recent changes to the law as applicable to the HOA.

The closed session was convened at 17:40 to discuss property violations and collections.
Motion to return to open session 18:00

It was proposed to begin fining the outstanding violation Aug. 11

The bankruptcy case was discussed and recommended to be written off which was accepted, motioned by Jennifer, seconded by Chip.

The homeowner from Genuine Reward was paying some money but was still in arrears.

It was suggested that the annual meeting and the fall walk-through be discussed at the September meeting.

Chip brought up the violations on Genuine Reward, Lisa said she would look into sending a letter to the owner about the state of the property and the junk lying around the yard.

Next meeting will tentatively be scheduled in late September 2019 and the fall inspection on 28th September.

Motion to adjourn at 18:22 by Kathy and seconded by Keith.