

**Board Meeting Agenda
Holiday Beech Villas Homeowners Association
July 20, 2019**

Call to Order: Mark Deasaro, President, called the meeting to order at 12:07 P.M. He welcomed the guests: Irene Bartolomei, Kay Walker, and Bill Winters. Mark thanked the Board for working with him. At that time Mark resigned from the Board. He then turned the meeting over to Marlene Rockwell, Vice President.

Board Members Present: Marlene Rockwell, William Peterson, Carol Robinson, Phyllis Winter, Bryan Martin, Richard Mayeron, Rusty Mellette, Briggs Allen

Election of Officers

Carol Robinson made a motion that Marlene Rockwell assume the position of President. William Peterson seconded the motion. Motion passed.

Phyllis Winter made a motion for William Peterson to assume the position of Vice President. Rusty Mellette seconded the motion. Motion passed.

Bryan Martin made the motion for Phyllis Winter and Carol Robinson to retain their positions of Treasurer and Secretary. It was seconded and passed.

Approval of the July 21, 2018 Board Meeting Minutes

Marlene Rockwell asked for a motion to accept the minutes Phyllis Winter motioned, Bryan Martin seconded the motion. Motion passed.

Committee Reports

The Financial and Maintenance reports were discussed at the previous Annual Meeting.

Old Business

At the last meeting a discussion ensued regarding Renée sending email to all owners regarding long-term rental enquiries. In the end she was asked to see who wanted to receive these emails. Renee sent out an email requesting owners to let her know if they want to receive long-term renter information. Homeowners replied if they were interested and now the emails are only sent to those interested.

Renée was asked at the last meeting to looking into CDs and Money Markets for some of our funds. No action was taken of moving money in DCs due to the fact that the interest rate is so low and penalties would be applied if the money was withdrawn early.

Renée was asked if Information could be placed in units to be "A Good Neighbor" A letter was placed in all units, other than the full-time owners, reminding everyone to be mindful of the people above, next to, or below owners.

At the request of Board member Jeff Hardin at the last meeting, Renee checked with other associations and/or property managers regarding sharing resources. Resources are hard to find and no one had a maintenance person that wanted to work for different associations. John has returned and works well.

New Business

The board discussed raising Renee's annual pay which is done this time every year. A motion was made by Bryan Martin to raise Renee's pay 5% this year with future raises being contingent on performance metrics as determined by the Board. The motion was seconded by Richard Mayeron. Motion passed. In addition, Rusty Mellette motioned to pay Renee a \$500.00 bonus now for work completed and beyond regular duties. (Duties with all the grievances). Briggs Allen seconded the motion. Motion passed.

Bryan Marting is to work with the Board and Renee to work up a Performance Metric for Renee and any other future employee in her position.

Other Business

As there was no other business, at 12:45pm Phyllis motioned for the meeting to be adjourned. Bryan seconded the motion. Motion passed.