

Summerset at Brentwood II Homeowners Association

BOARD OF DIRECTORS MEETING AGENDA

Date September 11, 2024

Executive Session – 3:00 PM

Open Session – 4:00 PM

Annual Meeting – 5:00 PM

Organizational Meeting (immediately following Annual Meeting)

Location – Clubhouse

EXECUTIVE SESSION: 3:00 PM

- I. Member Discipline/Hearings or Confidential Communication
- II. Litigation/legal Issues
- III. Formation and/or Review of Contracts
- IV. Personnel Matters
- V. Member Payment Plan/Foreclosure/Disability Requests

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OPEN SESSION

CALL TO ORDER: 4:00 PM

PLEDGE OF ALLEGIANCE

ADMINISTRATIVE – CONSENT AGENDA Includes routine financial and administrative actions and are usually approved by a simple majority vote of the Board. Items are not discussed unless a Director asks that an item be removed from the Consent Agenda for separate action.

Board, Executive, and/or Special Meeting Minutes Approval: August 14, 2024, September 5, 2024, Acceptance of Board Review of Financial Compilation: July 31, 2024, Collection Action (if applicable)

STANDING COMMITTEE and CLUB REPORTS (as applicable)

- Architecture
- Board Advisory
- Décor
- Finance
Committee Resignations – Lee Combs, Bill Behan, Bob Wantuck
- Newsletter
- Nominating & Election - Austin Fayne & Cathie Krakower, Announced Elected by Acclamation
- Welcome
- Club(s) report(s)

BOARD ACTION

- Draft Budget & Reserve Study Approval
- Clubhouse doors – Daystar Windows (shades vs. tinting)
- Resident responses to paint book revision
- Standing Committee membership/roles – policies & procedures
- Rule 1.1 Outline of organizational approval
- Amending rules/procedures approval
- Revised proposals for accessibility ramp at tennis court
- Revised proposals for gate & faucet bib at pool equipment area

HOMEOWNER FORUM Members may address the Board on any issue under the Board's jurisdiction, for up to three (3) minutes. Members must state their name, address, and the topic prior to making any comments. If a speaker is in the middle of a sentence when time is called, he/she may finish the thought before sitting down. Speakers may not allot their time to others.

(The Board may invite members to comment on items on the agenda at the time the item is taken up. A Director or Manager may briefly respond to statements made or questions posed.)

INSPECTION The most recent Site Inspection was performed August 8, 2024, by Melody Murray and Sheldon Helms. This was not a violation/home inspection. this was a community wide, common area inspection with a heavy focus on landscape, amenities, etc. There were several work orders, photos and recommendations sent to vendors and the Board related to landscape, trip hazards, bare areas, dead plants, items in disrepair at the pool and clubhouse, etc.

ADJOURN

The next regular meeting will be held on October 9, 2024

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ANNUAL MEMBERSHIP MEETING

CALL TO ORDER 5:00 PM

APPROVAL OF MINUTES OF September 20, 2024

APPROVAL OF TAX RESOLUTION

ANNOUNCEMENT OF ACCLAMATION

- Austin Fayne (Incumbent)
- Cathie Krakower

- **DIRECTOR END OF YEAR REPORTS**
- **OPEN FORUM**

ADJOURN

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ORGANIZATIONAL MEETING

CALL TO ORDER (immediately following Annual Meeting)

- **BOARD ORGANIZATION (Board positions determined)**

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