

GREENBRIER PROPERTY OWNERS ASSOCIATION, INC
BOARD OF DIRECTORS MEETING
May 16, 2019

Open Forum

Called to order at 7:00p.m. by Debi Jones, President. Board members present: Judy Shangraw, Melvin Parker, Sandy Daniels, and Donnell Parham. Members absent: Bill Lawton. Office staff present: Lori Anthony.

Members present: Kendall Eakes attended to speak to the Board about allowing his tree service to go through 5 Acre Park to remove a large tree from his back yard. Mr. Griffith attended the meeting to discuss the truck that is in his driveway.

Directors Meeting

Called to order at 7:18p.m. by Debi Jones, President. Board members present: Judy Shangraw, Melvin Parker, Sandy Daniels, and Donnell Parham. Members absent: Bill Lawton. Office staff present: Lori Anthony.

The April 2019 Board meeting minutes were approved as submitted with the motion made to accept the minutes by Melvin and seconded by Donnell. Motion passed.

Treasurers Report: Lori presented the Treasurers Report. The motion to accept the report was made by Donnell and seconded by Melvin. Motion passed. A Budget Committee was formed with Melvin, Debi and Lori and they will meet on June 17, 2019, at 7:00p.m.

Committee Reports:

ARC- Debi reported the Yard of the Month winners for June were selected. Signs will be placed in the yard on May 31, 2019.

Playground Committee- Melvin reported there are no updates at this time.

Long Term Planning Committee- No report.

Managers Report- The violations report was distributed separately. There are 233 properties listed on the report. An update on how many accounts were paid that were turned over to collection will be given at the June meeting.

Unfinished Business:

1. **Erosion behind 1305-1315 Cypress Place:** Solitude Lake Management met with Melvin, Bill and Lori on May 8, 2019. They will provide a proposal for their SOX Erosion control system. A motion was made by Sandy and seconded by Judy to continue with Solitude at this time.
2. **GPOA Office Policy and Procedures:** The towing policy is being written. See New Business item 3.

- 3. Towing Vehicles from GPOA owned streets and Parking Areas:** The draft for the new policy is being written and will be forwarded to the attorney to be perfected as a bylaw change. The new bylaw will be reviewed at a future Board meeting after owners receive notice that it will be discussed and voted on by the Board members.

New Business:

- 1. Precision Safe Sidewalks Post Project Summary:** The summary provided by Precision Safe Sidewalks was reviewed. They repaired 168 sidewalk sections and 167 sections were verified by the Association Manager. 157 sections were contracted to be repaired. 5 other sections were located that were missed and they will return to make those repairs at no cost.
- 2. Lease for Office Copier:** The lease for the office copier expired on November 25, 2018. The current price to return the copier is \$1120.22 and the current price to purchase the copier is \$996.22. A motion was made by Melvin to purchase the copier and was seconded by Donnell. Motion passed.
- 3. Miscellaneous:** Lori reported that the community yard sale is scheduled for Saturday, May 25, 2019. An ad has been placed in the Virginian Pilot as has been done in previous years. The ad prices have increased significantly since last May so the run dates have been decreased.

Debi made a motion to hold an Executive Session after the Board meeting to discuss the two Due Process Hearings that were held for roofs being installed without ARC approval. Sandy seconded the motion. Motion passed.

A motion to adjourn the Board meeting was made at 8:20p.m. by Judy and seconded by Donnell. Meeting adjourned.

The Executive Session was called to order by Debi at 8:21p.m. The issue of roofs being installed without approval was discussed.

A motion to close the Executive Session was made by Sandy at 8:38p.m. and seconded by Donnell. Motion passed.

The Board meeting was called back to order at 8:38p.m. by Debi. No further business was discussed and a motion to adjourn the meeting was made by Judy and seconded by Donnell. Meeting adjourned.

Debi Jones, President

Minutes Scribed By Lori Anthony, Association Manager