

**BOARD OF DIRECTORS MEETING
GREENBRIER PROPERTY OWNERS ASSOCIATION, INC.
December 21, 2017**

OPEN FORUM

Called to order at 7:11pm by Debi Jones, President. Members present: Bill Lawton, Melvin Parker, Judy Shangraw, Natalie Hale, Donnell Parham and Sandy Daniels. Members absent: None. Office staff present: Lori Anthony. Guests: Corenthia White and Phil Thrash. Ms. White wanted to stay updated on neighborhood happenings. Mr. Thrash asked for and received authorization to plant a dog wood tree behind his house. He discussed the erosion around the lake, in particular at Cypress Place. The Board asked that the manager obtain proposals to improve this area. Mr. Thrash thanked the Board and staff for their work over the year. Open forum adjourned at 7:29pm.

DIRECTORS MEETING

Called to order at 7:29pm by Debi Jones, President. Members present: Bill Lawton, Melvin Parker, Judy Shangraw, Natalie Hale, Donnell Parham and Sandy Daniels. Members absent: None. Office staff present: Lori Anthony.

November meeting minutes: A motion was made by Judy to accept the minutes. Donnell seconded the motion. Motion passed.

Treasurers Report: Lori stated all expenses are in line. Natalie made a motion to accept the Treasurer's report. Bill seconded the motion. Motion passed.

COMMITTEE REPORTS:

ARC: Debi Jones – The Holiday Decorating Contest was held on December 16th. Debi, Bill and Corenthia selected a winner for each neighborhood. Many homes were nicely decorated this year.

Playground Committee: Marie – No report.

Nominating Committee: Melvin – No report.

Long Term Planning Committee: Bill – No report.

Employee Evaluation Committee: Debi – The committee will make a recommendation to the Board in an executive session after the meeting.

Manager's Report – Lori – The violations report was reviewed.

Unfinished Business

- 1. City trashcans for townhome neighborhoods:** The River Birch and Mill Quarter neighborhoods have received the automated trashcans and the transition appears to have gone smoothly. The Woodgate Commons neighborhood is next and the paperwork from the City will be reviewed at the January 2018 meeting.
- 2. Number of Board Positions:** Delete this item until further notice.

New Business

- 1. Common Ground Tree Planting Request:** This was discussed at the Open Forum. Permission to plant a dogwood tree approximately 8 feet from the owner's fence was given.
- 2. Miscellaneous:** Lori – Bank@Lantec changed to Dollar Bank. New paperwork for the general reserve account needs to be signed. In addition, a warrant in debt was served to the Association Manager from an owner who is requesting the cost of replacing a portion of her fence be paid by the association.

A motion was made by Bill to adjourn the meeting at 7:48pm and was seconded by Donnell. Motion passed.

An executive session was called to order by Debi at 7:50p.m. for the purpose of discussing the employee evaluation committee recommendations.

A motion to approve the committee's recommendations was made by Donnell. The motion was seconded by Sandy. Motion carried by all Board members.

A motion to adjourn the Executive Session was made by Judy at 7:53pm and seconded by Bill. Motion passed.

The Board of Directors meeting was called to order by Debi at 7:53pm. The recommendations of the Employee Evaluation Committee were discussed at the Executive Session.

A motion to adjourn the Board meeting was made at 7:54pm by Donnell. The motion was seconded by Sandy. Motion passed.

Sandy Daniels, Secretary

Debi Jones, President