

**Minutes - Stoney Brook HOA Board Meeting**

September 18, 2023, 7:10pm

<b>Agenda Item</b>	<b>Information</b>	<b>Notes</b>
Welcome Call to Order Establish Quorum	Approval of Aug 21, 2023 Board Meeting minutes	The board met in person at the clubhouse. The meeting was called to order at 7:10 pm. Meeting minutes from August: Approved.  <u>In attendance:</u> <ul style="list-style-type: none"> <li>● Tim Shaw, President</li> <li>● Richard Carswell, Treasurer</li> <li>● Michelle Stewart, Secretary</li> <li>● Sameer Kapoor, ACC Chairperson</li> <li>● Stephen Gundersen, Grounds Chairperson, ACC Committee</li> <li>● Michael Vogler, at large</li> </ul>
President's Report	Updates	Follow-up on road paving aftermath: equipment damage on parking area; Tim discussed with contractors & may discuss with city. Possible projects for 2024: <ul style="list-style-type: none"> <li>● Pathway/gate/lock to the rear of pool area (more accessible)</li> <li>● Pave parking area (if paving contractor does not make concessions in 2023)</li> <li>● Website redesign</li> <li>● Pickleball striping on tennis courts</li> <li>● Clubhouse furniture (more comfortable interior)</li> </ul> Recommend new board visit with management team to start the term. Michelle to schedule meeting to review the content of letter to homeowners in advance of the Annual Meeting.
Treasurer's Report	Income and Expense Summary	<ul style="list-style-type: none"> <li>● Reviewed draft of 2024 budget</li> </ul>
Pool & Clubhouse Reports	Updates	<ul style="list-style-type: none"> <li>● Board voted to waive fees for homeowners to rent clubhouse to increase utilization.</li> <li>● Board voted to acquire TV for mobile cart prior to the annual meeting.</li> </ul>
ACC Report	ACC Requests, Approvals and Violations	<ul style="list-style-type: none"> <li>● Overview discussion on ACC requests, approvals &amp; violations.</li> </ul>
Grounds Report	Updates	<ul style="list-style-type: none"> <li>● "Swanson Cemetery" maintenance by Peachtree City</li> <li>● Lake Kedron common area - vandals repeat. Note in newsletter &amp; explore monitoring options.</li> </ul>
Old Business New Business	Social Committee Newsletter topics	Social Committee <ul style="list-style-type: none"> <li>● no update</li> </ul> Content for newsletter: <ul style="list-style-type: none"> <li>● Annual Meeting Nov 06, 2023</li> <li>● Pool closing Monday, Sep 25</li> <li>● Notice: expect all residents to ensure the respectful usage of common areas. Please make sure your kids &amp; guests clean up after themselves.</li> </ul>
	Next Scheduled Meeting - Mon, October 16, 2023	Meeting adjourned 8:40pm