

The Village at Innsbrook Homeowners Association

Board Meeting Minutes

5001 Twin Hickory Road

July 6, 2022

Board Members Present:

Thao Scott (via telephone)

Brian Russell

Patsy Ledford

Betty Overbey

Nelson Diaz

Board Members Absent:

Others Present:

Meeting Called to Order: 6:02 PM

Officer / Committee Reports:

President - Thao Scott:

The following items were reported:

1. Disclosure packets price increase to \$100. No feedback has been received on this increase.
2. Audit is required twice yearly and currently needs to be schedule
3. Outstanding Dues - there were 3 homeowners with outstanding dues, but with 1 just paid to the account in July.
4. Social Engagement - the feeling was that the small percentage of homeowners responding, there was not enough interest to coordinate an event. Questions were raised about whether it was the time of the year or what? Are people getting emails? The discussion was tabled.
5. A random drawing was done using the names of those who responded to the Social Engagement questionnaire. Heba El-Shazli was the winner of the \$50.00 gift card.
6. Yard Sale - plans are being made for a fall yard sale.
7. Newsletter articles - Nelson Diaz had submitted an article. Brian Russell also planned to submit an article. Deadline is July 25th. Newsletter content discussed. Patsy Ledford volunteered to do the Message to neighborhood by BOD member. The newsletter will include a list of Farmer's Markets.

Vice President / ACC Chair: Brian Russell

It was reported that one RFI was received:

____ Snowmass Road

- change of exterior paint color was approved.
- The same property made a request for tree removal from their back yard. The request was for a total of 12 trees. A site visit was made to look at the trees. A request was made for an arborist report to understand the reason for removal of this amount of trees; for example were they unhealthy trees etc. The company that was identified to do the tree removal does advertise having an arborist.

Secretary - Betty Overbey:

The minutes from the June 8, 2022 meeting were reviewed and signed by all Board members.

Treasurer's Report - Patsy Ledford:

The June, 2022 Treasurer's Report was submitted to the Board showing:

Income:	\$ 350.33	Year-to-date total:	\$9,772.00
Expenses:	\$1,450.03	Year-to-date total:	\$7,413.09
Net:		Year-to-date:	\$2,355.99
Total Bank Balance	\$39,838.21		

The report was accepted by the Board. (See full report) The June report showed 4 uncollected dues payment. 3 uncollected 2022, 1 for 2021. It was reported that we are under budget year-to-date.

Transfer of \$4,000.00 was made on 6/23/2022 from money market savings to checking.

There was discussion about problems getting Greenline invoices for neighborhood entrance landscaping services. The decision as to request emailed invoices.

In anticipation of having an in-person annual meeting, the decision was to obtain information regarding cost. Betty Overbey will contact The Place where the meeting was last held. It was established that the meeting is on the 4th Saturday of January (01/28/2023)

There was a meeting with South Bank branch manager about electronic payments. South Bank will not do Zelle for business accounts. Patsy Ledford will explore which banks do.

Director-at-Large - Nelson Diaz:

The following items were reported:

1. Sent disclosure package for 10812 Snowmass Court
2. Sent disclosure package for 4708 Squaw Valley Court
3. Began disclosure package for 10719 High Mountain Court
4. Wrote an article entitled "Taking the Mystery Out of the Disclosure Package" for the Village at Innsbrook newsletter
5. Sent a notice to all residents regarding the Fall Yard Sale to be held on September 17, 2022
6. Sent a notice to all residents regarding Lopez family's Summer Movie Series
7. Sent Community Engagement message to all residents and recorded all responses through July 1, 2022
8. Prepared random drawing for gift card to local restaurant – winner will be selected from those who responded by July 1 at HOA Board Meeting on July 6, 2022
9. To send out notice of a neighborhood social at Dairy Queen on 7/27/2022 at 7:00 PM

The Social Engagement questionnaire contained 13 possible events. Nelson submitted the results as received from Village neighbors.

Meeting Adjourned: 7:03 PM

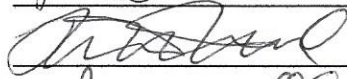
Next Meeting: Wednesday, August 3, 2022 at 6:00 PM

Officer Signatures:

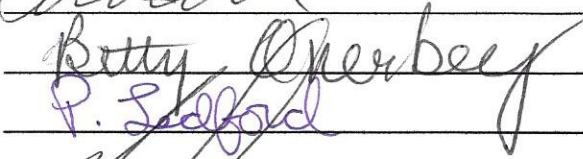
Thao Scott, President



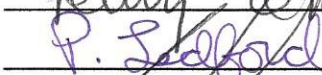
Brian Russell, VP



Betty Overbey, Secretary



Patsy Ledford, Treasurer



Nelson Diaz, Director-at-Large

