

**Ashbrook Community Association**

Minutes for

Board of Directors Monthly Meeting

November 14, 2023 | 7:00 PM

Ashbrook Community Center

Call to order at 7:06 PM

Present: Eileen Hume, Justin Miller, Ivan D. Johnson, Sr., and David Georgy

ACS West: Christopher Bertsch and Don MacQueen

Quorum established

Motion:

To approve the agenda for 11/14/2023

By: Justin Miller. Second by: David Georgy. Motion carried.

Motion:

To accept the 08/08/2023 minutes as amended

By: Eileen Hume. Second by: Justin Miller. Motion carried.

Motion:

To accept the 09/12/2023 minutes as amended

By: Eileen Hume. Second by: Justin Miller. Motion carried.

Motion:

To accept the 10/18/2023 minutes as amended

By: Eileen Hume. Second by: Justin Miller. Motion carried.

**Old Business**

President's report:

By Eileen Hume: No report.

Vice President's report:

By Justin Miller: Justin Miller researched to reduce the Comcast bill and found out that on 11/2022, "William" locked into a 2-year price commitment preventing a request to reduce the bill. Also discovered a rental charge for an "access point" that was never installed. The removal of such charge will be reducing the bill fifty dollars.

Secretaries report:

By Ivan D. Johnson, Sr.: No report.

Treasurers report:

By David Georgy:

*For a detailed report of the finances, please contact Dave directly*

In checking account - \$49,280.69

Beginning balance checking: \$65,743.85

Ending balance checking: \$49,280.69

Ending balance in money market: \$132,556.95

Total available funds - \$181,837.64

Board member report:

By Terry Guthrie: No report.

Management report:

By Christopher Bertsch, ACS West representative:

Attorney collected \$1,552.23

23-----Landscaping

39-----Maintenance

22-----Trash/ Debris/ Other

2----- Prohibited Items

4-----Architectural

5-----Aesthetics

2-----Vehicles.

Two community inspections completed.

Standing committee reports:

Safety and Security:

By Mary Winkler: No report.

Social committee report:

By Ashley Lawson: Decorating Christmas tree Friday, December 1, 2023. Breakfast with Santa confirmed for December 16, 2023.

Budget committee:

By Terry Guthrie: No report.

Architectural Review committee:

By Jo Ann Ruitenber: No report.

Buildings and Grounds committee:

By Eileen Hume: After 13-years, Bill Ruitenber resigns as committee member of Building and Grounds. Tennis court doors have been repaired. Volleyball court timbers are getting replaced. Quality Landscaping contract is up for renewal. Much discussion about fallen tree that that's behind homes, but located on land that's owned by developer Sowers and not Ashbrook.

Lake subcommittee:

By Mark Thompson: No report.

**New Business**

President:

By Eileen Hume: Eileen Hume states inability to get in contact with attorney Andrew Elmore. Don McQueen will attempt to contact attorney Andrew Elmore. Motion by Eileen Hume to create Policy and Procedures Committee. Second by David Georgy. Eileen Hume notes resignation as president.

Vice President:

By Justin Miller: No report.

Secretaries Report:

By Ivan D. Johnson, Sr.: Residents are being accused by Quality Landscaping of placing leaves in drains and common areas. Don McQueen will communicate will solutions to compensate service provider when needed and reprimand he residents who are dumping their leaves.

Treasurers report:

By David Georgy: Will look at the cost of different cleaning service providers for club house and compare who is better suited and cost efficient. Suggested a committee credit card as an option to pay vendors.

Board Member:

By Terry Guthrie: No report.

Member voice: Invoice payment procedures were questioned. Allegedly, a vendor has contacted a former board member and current committee member personal seeking compensation for services rendered in September 2023. Stated that invoices and purchase orders had already been sent to ACS West. Former board member and current committee member has concerns of damage to business relationship with said vendor.

Adjournment at 9:36PM

Respectfully submitted by:

Ivan D. Johnson, Sr., Secretary