

Brynleigh Estates Homeowner's Association

Meeting: Brynleigh Estates HOA Annual Meeting

Date: February 7, 2019, 6:01 p.m. to 7:09 p.m.

Location: Chelsea Community Center

President: Ryan Jones

Secretary: Heather Freeman

In Attendance: Tommy Liverett, Vice President
Tom Fridy, Treasurer
Royce Bradley, ARC
13 Homeowners in attendance including Board

1. Review of Previous Minutes by Heather Freeman

- Meeting minutes accepted and approved

2. Treasurer Report by Tom Fridy

- 2018 Financial Report
- 2019 Proposed Budget
- Approximately 1/3 of homeowner's dues received
- Discussed minimizing sprinkler system use to save money

3. ARC Report by Royce Bradley

- Reminded residents of parking vehicles in driveways and not on the streets
- Discussed how to enforce covenants and the need to research how other neighborhood covenants are worded/enforced
- Request was made by Monica Steelreath on adding a second outlet at the entrance

4. Old Business by Ryan Jones

- Update to covenants was put on backburner due to focus on the road situation
- Road Proposal/Survey had poor response and most declined to pay any money out of pocket to help improve roads

5. New Business by Ryan Jones

- Mayor Pickelsimer gave update on Brynleigh roads
 - Formally called in bonds on Brynleigh Estates and Camden Cove; there is an undetermined amount of time to get bond
 - City will fill in the gaps for the difference between the bond and actual construction cost
 - Jared Properties on ridge behind Brynleigh is in the process of getting clean deed to build homes and the Mayor is fighting to get the money due to the City
- Street Light Improvements
 - Motion made to move forward with additional lighting
 - LED updates will take 4 – 6 weeks at no cost
 - Discussed visiting another neighborhood that had LED lighting

6. Election of Officers

- President – Ryan Jones, Vice President – Tommy Liverett, Treasurer – Tom Fridy, Secretary – Royce Bradley, Heather Freeman – ARC