

COUNTRYHOUSE SERVICE GROUP V, INC. COMMUNITY & BOARD OF DIRECTORS MEETING AGENDA

Location: The Gathering Place

Date: July 16, 2024

Time: 9:30 AM

MEETING AGENDA

Call to Order and Establish a Quorum, Larry Hicks
President's Introduction, Larry Hicks

9:30 AM

I. CONSENT AGENDA Larry Hicks, President

- a. Approve BOD Meeting Minutes, June 18, 2024.
- b. Approve this meeting's agenda.
- c. Read approved motions into the minutes.

MOTION 7-01-24, Approved 7/03/2024, in AppFolio, 480 Beechmast, Chief Roofing to replace chimney cap and re-install existing flue cap. \$1,284

MOTION 7-02-24, Approved 7/11/2024, in AppFolio, 445 Crossvine, Chief Roofing to repair the porch roof including removal and re-installation of the skylight. \$2,247.

MOTION 6-04-24, Approved 6/24/2024 – by email, 358 Linden Close, Diana Sinisi moves to fine Cheryl Smith of Linden Close \$100 for feeding deer. This is the second fine. A board member witnessed Mrs. Smith feeding deer from her back porch on 6/17/24. A neighbor reported to Larry Hicks on 6/21/24 that Cheryl Smith continues to feed the deer from her back porch and sent two photos. Martha Martin seconded the motion. Tom O'Connell, Suzanne White, and Glenn Alexander voted yes. Carol Wade and Larry White did not vote.

ESM Motion 07-01-24, Approved 7/2/24 – Larry Hicks made the following motion: We grant 465 Beechmast a common area easement for the installation of a retaining wall and walk/stairs to the rear crawl space access per the submitted plans. We approve the installation of a retaining wall and a stair and walkway to access the rear of the townhouse. This easement will permit safe access to the rear of the townhouse and crawl space. The following conditions apply:

- The homeowner will fund the project.
- The easement extends no more than five feet beyond the retaining wall and walkway/stairs.
- No other construction within this limited easement may occur without Board review and approval.
- All building and construction must meet current codes and be permitted as required.
- The homeowner is required to maintain the structures and may not restrict access to the community.

Martha Martin seconded the motion. Tom O'Connell recused himself. Glenn Alexander abstained. Carol Wade, Suzanne White, and Diana Sinisi voted affirmatively.

II. PRESIDENT'S REMARKS,	Larry Hicks	9:35
a. Landscaping Considerations		
•	Separate mowing & blowing from pruning and beautification	
•	Determine added cost to use push mowers in lieu of rider mowers	
•	Consider adding Landscaping Close representatives	
•	Adding landscaping beautification to budget	
•	Form a separate Tree Committee	
•	Impact to Budget	
b. Landscaping Committee Chair		
c. Property Management Account Breech Update		
c. Brightspeed High Speed Internet not yet approved. Waiting for installation agreement.		
d. Fines for Deer Feeding		
III. TREASURER'S REPORT,	Martha Martin, Treasurer	10:05
IV. PROPERTY MANAGER'S REPORT,	Michelle Johnson, Mill House	10:30
V. HOMEOWNERS OPEN FORUM		10:45

NEXT BOARD MEETING 7/16/24, 9:30 AM at The Gathering Place

Attachments: Mill House Manager's Report, May and June Finance Reports, Motions