Olde Ivy at Vinings Townhome Association, Inc.

Board Meeting

March 14th, 2023

Attendees:

Board Directors: Sydnee Jack, Susan Thayer, Beth Jones, Larry Harvey, Malique Payne

Access Property Management: D’Ari Butler, Property Manager

Resident: Casi Pustelik

**General Session**

* Sydnee Jack called the meeting to order at 7:00pm. A quorum was established.
* Susan moved and Beth seconded to approve the February minutes. The motion passed.

Casi Pustelik Hearing

Mr. Casi Pustelik presented his account of an off-leash dog violation that occurred on March 6th, 2023, with one of Mr. Larry Harvey’s dogs. The board listened and asked questions where clarification was required. Once all the details of the encounter were confirmed Mr. Pustelik was excused from the general session meeting.

**Treasurer’s Report:**

Beth reported that operational costs were reported as $116,416.76 and the reserve accounts were all in good standing. The Townhome reserve was reported as $765,977.97 with $ 1,153,534.33 in overall assets.

There have been a considerable number of roof repairs which have surpassed budget projections. GAF will be contacted to discuss these recurrent repairs.

**Property Manger’s Report:**

Huie Services will be on property this week to fly drones to access the necessary repairs. Currently, we are still within the quote given for inspection. Huie services will split the final invoice between the townhome and courtyard communities.

D’Ari confirmed that there were only 6 work orders that were outstanding. All the work orders have been addressed/currently in process of completion.

LED streetlights have been installed throughout the community. D’Ari outlined that some of the bulbs may need to be changed from level 3 to 365 to accomplish ample illumination of the designated areas. Although most of the community has been updated with LED lights there are still areas that are still needing conversion.

The Townhome newsletter was discussed as a new publication for the townhome residents. Before moving forward with the publication, the board agreed that a survey will be sent out to determine interests in the newsletter and potential future topics to be covered. The board appointed Susan Thayer to oversee the production of the newsletter.

The general session was adjourned at 7:45pm