

Greenbrook Town House Association

Board of Directors Meeting Minutes

May 7, 2024

Via Zoom

Board members present: Bob Noll, Barbara Carpenter, Craig Gleckman, Jim Schmidt and Katrina Parks.

Board member absent and excused: Debbie Osborne

CPMG Staff: Debra Vickrey, AMS, PCAM - Association Manager

Quorum of Board of Directors established. Bob Noll called the meeting to order at 6:10 p.m. Minutes were taken and transcribed by Debra Vickrey.

Homeowner Forum: 5 attendees

- There was a question regarding the plan for replanting where the shrubs have been removed.

Meeting Minutes: March 13, 2024

- **Motion** to approve the minutes was made by Jim Schmidt, seconded by Barbara Carpenter and passed unanimously.

Manager's Report:

- Debra gave a summary of daily operations.
- She spoke about the preparations for summer including the pool opening.

Finance:

- **Motion** to accept the March - April 2024 financials prepared by CPMG, subject to audit, was made by Bob Noll, seconded by Barbara Carpenter and passed unanimously

Discussion Items: None

Contracts/Proposals:

- **Motion** to approve SaveATree plant health care proposal in the amount of \$9,900 was made by Jim Schmidt, seconded by Bob Noll and passed unanimously.

Correspondences: None

Architectural Requests: None

Adjournment: 6:32PM

Next Meeting: July 10, 2024

Minutes approved:

Robert W. Noll _____ 07/12/2024

President

Date