

**CHALCOMBE HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING**

August 14th, 2023

Minutes of the Board of Directors Meeting of the Chalcombe Court Homeowners Association, Charlotte, NC, held at 6:00 pm on the 14th of August, 2023.

I. CALL TO ORDER

Board President Dave Goodrum called the meeting to order at 6:00 p.m.

II. ROLL CALL OF OFFICERS

Roll call of officers at 6:00 p.m.

Present: *Dave Goodrum, Will Frazier, and Lauren White*; Absent: *Katie Gregory*

Also Present: *Nicole DeRiso*

Carol Cedar resigned from the board.

III. OPEN FORUM

a. No homeowner request to meet with the board

IV. APPROVAL OF THE MINUTES OF THE June 12th MEETING

Motion by Will Frazier, seconded by Dave Goodrum, to approve the minutes of the Regular Meeting of June 12th, 2023.

V. TREASURERS REPORT

Will Frazier gave the financial report. Homeowners may review through their vine. There are three delinquent accounts with a total of \$9,545.06 in past due assessments.

VI. OLD BUSINESS

i. Lease Handling

ii. Landscaping Updates

1. The board approved broad leaf application to be completed at the complex.

iii. Parking Pass Updates

1. New parking decals are on backorder. They will arrive on August 23rd.

The board will be in communication of how these will be delivered.

VII. NEW BUSINESS

i. Budget 2024 Discussion

ii. Violations Discussion

1. Multiple properties

iii. Communications Process

iv. Collections Resolution

v. The budget ratification meeting will take place on October 16th at 6:00pm. The location will be communicated shortly.

VIII. NEXT MEETING DATE

The next monthly Board meeting is scheduled for *September 11th at 6:00pm*.

The board meeting adjourned at 7:48 p.m.

These minutes were approved by the Board of Directors.

Lauren White, Secretary

August 14th, 2023