

RED BIRCH HOMEOWNERS' ASSOCIATION

Minutes of the Board of Directors Meeting of the Red Birch Homeowners' Association held on January 06, 2022 in conjunction with the Annual Meeting.

I. **CALL TO ORDER**

Jean Davis called the meeting to order at 7:18 pm

II. **ROLL CALL OF BOARD MEMBERS**

Present: Lee Johnson, Barbara Mulligan, Jean Davis, Tim Camp, and Sarah Tully

Also Present: Amanda Blomefield, Russel Property Management

III. **Old Business**

A. Entrance Improvements

Replacement of the entrance sign lighting was discussed. As a result of discussion at the Annual Meeting, an additional quote will be requested for updating the lighting.

B. Landscape Maintenance

A proposal by the existing landscape contractor for trimming and removal of specified berm trees and limbs was reviewed. As a result of discussion at the Annual Meeting, an additional quote with alternatives will be requested.

C. NCDOT Acceptance of the three streets within the HOA

It is expected that approval for State maintenance of the streets will be granted in February.

IV. **Adjournment**

"Meeting Adjourned at 7:34 pm"

RED BIRCH HOMEOWNERS' ASSOCIATION

Minutes of the Board of Directors Meeting of the Red Birch Homeowners' Association held on March 22, 2022.

I. CALL TO ORDER

Jean Davis called the meeting to order at 6:35 pm

II. ROLL CALL OF BOARD MEMBERS

Present: Lee Johnson, Jean Davis, John LoGelfo, Tim Camp; Sarah Tully

Absent: Matt Walters; Barbara Mulligan

Also Present: Amanda Blomefield, Russel Property Management

III. APPROVAL OF THE MINUTES OF PREVIOUS MEETINGS

A. Minutes of meeting of 11/23/2021

M/S Tim Camp/Sarah Tully - Carried

“Approval of Minutes of 11/23/2021 as submitted”

B. Minutes of meeting of 1/6/2022

M/S Sarah Tully/Tim Camp - Carried

“Approval of Minutes of 1/6/2022 as submitted”

IV. Old Business

A. Entrance Lighting

Two proposals have been received for replacing the entrance lighting. The lower priced proposer will be asked to expand his proposal to include additional fixtures.

B. Landscape Maintenance – Tree Trimming/Removal

Two proposals were reviewed for trimming and removal of specified berm trees and limbs.

M/S Sarah Tully/Lee Johnson – Carried

“Accept the proposal submitted by Pirate Lawn Enforcement in the amount of \$1750.00”

C. NCDOT Acceptance of the Three Streets Within the HOA

Amanda Blomefield reported that State maps show the streets now having State designations.

V. New Business:

A. Financial Status

Balance Sheet, Profit & Loss & Delinquency reports were reviewed.

B. Pressure Washing of Entrance

M/S Tim Camp/John LoGelfo – Carried

“Award contract for pressure washing entrance monuments to Clean Team in the amount of \$150.00.”

C. General Discussion

Surface septic has been observed in the region of lots

will be informed of the need for remediation.

. The owners

VI. **Next Meeting**

The next meeting of the Board of Directors will be held on June 1, 2022.

VII **Adjournment**

M/S Tim Camp/John LoGelfo - Carried

“Meeting Adjourned at 7:32 pm”