



## Home Owners' Association Board of Directors

**May 18, 2023 Meeting Minutes**  
**6:30pm on Zoom Conference Call**

### **Directors Present**

Kayla Chalmers, Dave Campbell, Ashlyn Gentry, and Don Perryman

### **Others Present**

Judy Christian

### **Meeting Minutes**

1. Kayla called meeting to order at 6:34 pm & quorum was established.
2. Minutes were approved from the previous board meeting.
3. Homeowner Comments and Concerns
  - a. Can homes be used as Airbnb or VRBO? How about a formal lease for a month, or more?  
The board found no CC&R that would go against having an AirBNB or VRBO. There is a CC&R that states if three or more neighbors complain about an issue with a business on a particular property, the business would have to ceased.
  - b. Mailbox - Judi May - 90-days to rectify mailbox issue - letter sent through portal to resident and task assigned to RM to pause for 90-days
  - c. 12508 River Rock Ct - probated, so please do not submit to any attorney's until we get word it is out of probate.
4. ACC Report presented by Kelly
  - a. Approved 12500 Edwards Hollow Run (garage project) and 3600 Ebony Hollow Pass (patio project)
  - b. no pending requests.
5. Old Business
  - a. Picnic was a huge success! All invoices have been paid except for one.
6. New Business
  - a. Schedule oak wilt reports for later this summer – Ashlyn
7. Next Meeting – June 15, 2023
8. Executive Session
9. Meeting Adjournment at 6:55 pm