



## Home Owners' Association Board of Directors

January 16, 2024 Meeting Minutes  
Virtually at 6:30pm

**Call to Order:** Time 6:35PM by Brittany Janovsky (Real Manage Rep)

**Board Members present:** Ashlyn Gentry Yue, Ofelia Tomasek, Kenneth Rice, Martin Kemp, Quinn Holub

**Others present:** , Brittany Janovsky (Real Manage Representative) Glen, Marcus

**Establish Quorum-** YES all members present

**Homeowner concerns:** None

**ACC Report:** - Glen - 3 new requests

**Old Business:**

\***EOSH proposed changes to CC&R's.** Homeowner brought up discussion regarding -STRs- AIRB&B- Nothing is listed in the CC&R and the Board agrees that multiple violations will result in the AIRB&B to be cancelled. Clauses will be added to new CC&Rs, verbiage will be decided by the new attorney.

**New Business:**

\*Board to vote on positions of the Board-Ashlyn Gentry Yue: President, Kenny Rice-VPresident, Ofelia Tomasek-Secretary, Quinn Holub- Treasurer, Director-Martin Kemp

\*Review ACC-Appeal request for Homeowner- re: Metal roof- needs to match color of home. Standing seam is what is recommended— Ashlyn approved, Quinn seconded

\*Martin Kemp has volunteered to post upcoming meetings on EOSH Facebook group

**Executive Session**

\*Delinquencies-Board agreed to pursue legal action on a particular home off green emerald & ebony hollow pass -\$3500 delinquency fees (Dues and Violations)

\*Deep discussion on RealManage Portal: landing page

**Next meeting: Feb 20, 2025**

**Meeting adjourned** entered at 7:31PM. Ashlyn Motioned, Ofelia seconded