

Comstock Estates Home Owners Association

Board Meeting Minutes for May 15, 2024

1. Call to Order was made by Jim Jackson, President at 35:15. Those in attendance were, Jim Jackson, President; Joan Robinson and Doug Yocham both Member-at-Large; and Lori Wood, HOA Mgr. Sam Russo, Treasurer and Andrea Withrow were excused absences.
2. Minutes of the last quarterly meeting for April were read.
3. Reports from Officers and Committees
 - a. Treasurer's Report: Lori went over the financials. Lori let the Board know that there was a problem with balancing this month and that the bookkeeper would need to look into the problem and resend out restated financials.
 - b. ACC Approvals: Joan presented 2 ACC requests. One was already approved and one needed approval that day for an exterior paint.
4. Property Manager Report
 - a. Lori reported that about 60 covenant violation Courtesy Letters were in the process of going out.
 - b. Lori presented a payment Plan for a home owner for approval. The Board approved it.
 - c. An original irrigation plan has been located and will be delivered to a Board member as soon as the home owner is able to.
5. Unfinished Business
 - a. The condition of the dry pond was discussed. Lori received a call from the landscape contractor who wanted to know if to do extensive repair or to replace the entire drip line system. The board asked for a cost estimate to replace the entire system. they also requested for all dead bushes to be removed.
6. New Business
 - a. The Board discussed a new plan to better communicate with Chucks Sprinkler when the irrigation water is down. If any home owner needs the irrigation water shut down for a repair, please contact Lori, the HOA Mgr and she will coordinate.

Doug made a motion to adjourn and Joan 2nd that motion. Jim adjourned the meeting at 6:13 pm.