



Chimneystone HOA
Monthly Board Meeting
August 27, 2024 @ 6:30 PM

MINUTES

ATTENDEES:

- | | |
|--|--|
| <input checked="" type="checkbox"/> Diane Johnston – President | <input checked="" type="checkbox"/> Scott Mack – Board Member |
| <input checked="" type="checkbox"/> Maria Zuniga – Board Member | <input checked="" type="checkbox"/> Schuyler Robinson – Board Member |
| <input checked="" type="checkbox"/> Hilda Grieshaber – Secretary | <input checked="" type="checkbox"/> Clinton Seay – Creative Mgmt. |

Residents in Attendance: 12

- I. Open Meeting
Meeting called to order. D. Johnston
- II. Review of Minutes
1. July 23, 2024, minutes approved and accepted Board Members
- III. Chimneystone HOA Report
1. Review of financials – July 2024 C. Seay
- IV. Old Business D. Johnston
1. Pool Update
 - Pool company that did the re-plaster to complete punch items on 9/3/24
 - Complaint regarding lifeguards
 - Arriving late
 - Not checking or keeping pool area clean, bathrooms supplied
 - Issues should be reported to the HOA so that they can be addressed.
 - Taking bids for a new pool maintenance company and feedback from residents would be helpful and appreciated.
 - This Friday is the last for the “Friday Nights at the Pool.”
- V. New Business
1. Social Committee/Events
 - National Night Out C. Ochogrossio
 - October 1, 2024
 - Discussed resident input and need for volunteers.
 - Need for reliable help.
 - Registered our community.
 - Strong need to have throughout community not in one place.
 - SLPD to provide giveaways.
2. Yard of the Month D. Johnston
 - Yard of the month ended in July
 - There were a few residents throughout the community that helped post hurricane.
3. Fence Repairs D. Johnston
 - Waiting until the beginning of year for better pricing and/or if the City will replace
 - It was agreed there will be a hold on violations to give residents same opportunity for better pricing.
 - Reminder to residents that ACC forms must be completed for all fence replacement.
4. Resident of the Quarter D. Johnston
 - The HOA would like to recognize those residents who reach out to take on community projects of their own volition.
 - Their contributions help the entire community.


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VI. Homeowner Open Forum

1. Resident relayed continued concerns over number of rentals in the community:
 - Growing concern as to owner/landlords not taking responsibility or adhering to community rules and regulations.
 - Growing number of absentee or indifferent landlords not keeping homes in good livable condition for tenants.
 - Resident was apprised of the continued efforts and past discussions to establish a rental cap and the legalities involved to be addressed with attorneys before it can move forward.

Tabled Items

1. Tennis Courts

Next Meeting: Tuesday, September 24, 2024

Meeting adjourned

EXECUTIVE MEETING SUMMARY

- I. Violations, delinquencies, and appeals reviewed by board.
- II. Homeowner requested hearing – Two (2) homeowners addressed board.
- III. Rental wish list presented – To be sent to the attorneys for review.

Meeting Adjourned.

Minutes agreed and accepted this 24th day of SEPTEMBER, 2024

By: _____

