

**MOUNTAIN BROOK OF MADISON
HOMEOWNERS ASSOCIATION
94 CLEARBROOK COURT
MADISON, AL 35758**

**Minutes - Board of Directors Meeting
9 October 2017**

The October meeting of the Board of Directors was held at 6pm on 9 October 2017.

Attendees:

Louis Ramirez	President
Ken Booth	Treasurer
Dave Peebles	Secretary
Doug Stork	Communications
Bob Seaman	CPA
Samantha Hizer	CPA
Lowell and Pam Cook	Homeowners

Joey Cici from the Breland Organization briefed on a number of topics, including the rezoning for the area just to the north of Mountain Brook, the process of approving a project within a zoned area, the landscaping plan for the perimeter of Mountain Brook, and current ongoing projects. Mr. Cici will attend the annual meeting for questions and will bring his landscape designer and project maps for homeowners to review.

The Board reviewed and approved the September minutes.

Bob reviewed our financial status. We have no problems at this time and look good for next year. Bob will prepare next year's budget with the same targets and allocations as this year for the annual meeting. With respect to the four homeowners seriously delinquent on their annual dues, a motion was made, seconded and passed that delinquent homeowners will not be allowed to use the clubhouse and to the extent possible to enforce, the pool or tennis court. Ken will notify Holly.

Dave reviewed our current covenant violations. The Board elected to cancel the fine for _____ Remington Road. The fine will continue to accumulate for _____ Canterbury. _____ Euclid paid their fine and the violation is currently paused.

Ken will look at fixing the pool restroom lock on Saturday when we are storing the pool equipment.

The work on the tennis court lights and floodlight for the parking lot were put on hold until the next meeting.

Louie will talk with Adam about the various problems with 97 Fernbrook Court.

The Board approved Dave buying four warning signs that say "Video cameras in use." For the parking lot and for the pool area. The Board also approved Dave buying a 24 hour video camera for the parking lot.

We will meet at the pool on Saturday to store and protect the chairs and other pool equipment for the winter.

The annual meeting will be at 6pm on 12 November at the Clubhouse.

The next Board meeting will be the Annual Meeting on 12 November 2017

Dave Peebles
Secretary